Karen Johnson Davidson County
Batch# 392686 DEEDWARR
04/28/2020 11:12:49 AM 2 pgs
Fees: $13.00 Taxes: $943.13
20200428-0044172

THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
1000 Pleasant Grove Place, Ste. 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER
Anastacia Victoria Bowers
816 Anita Drive
Old Hickory, TN 37138

MORTGAGEE

FIRST COMMUNITY MORTGAGE, INC.
262 ROBERT ROSE DRIVE, SUITE 101
MURFREESBORO, TN 37129

SEND TAX BILLS
Mortgagee

MAP-PARCEL:
Map 044-13-0
Parcel 002.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Reba Joyce Wiseman, a single person,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Anastacia Victoria Bowers and Richard Wayne Fields, Wife and Husband,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 61 on the plan of The Knoll, Section Four, as of record in Book 2854, Page 111, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Reba Joyce Wiseman, a single person by Warranty Deed from Associates Financial Services Company, Inc. dated May 29, 1997, of record in Book 10475, Page 172, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including easements, covenants conditions and all matters and notes as shown on the plan of record in Book 2854, Page 111, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Property Taxes for the current year have been agreed to by the parties and will be paid for by the Grantors.

This is improved property known as **816 Anita Drive Old Hickory, TN 37138.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Return to:
Rudy Title and Escrow, LLC

Witness our hands this 16th day of March, 2020.

Reba Joyce Wiseman

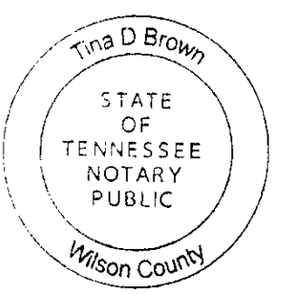
STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Reba Joyce Wiseman, a single person, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of March, 2020.

NOTARY PUBLIC

My Commission Expires: 12-18-2021



STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $254,900.00.

AFFIANT

Subscribed and sworn to before me this 16th day of March, 2020.

NOTARY PUBLIC

My Commission Expires: 9/22/2020

