WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY/RETURN TO:
Lawyer's Escrow Service, Inc., 2055 North Mount Juliet Road, Suite 202, Mount Juliet, TN 37122

STATE OF Tennessee

COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00 .

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF Feb, 2021.

Notary Public
COMMISSION EXPIRES: 9.6.22

(Affix Seal)

Karen Johnson Davidson County (TENNESSEE ENDORSEMENT)
Batch# 576220 DEEDWARR
02/24/2021 08:47:24 AM 2 pgs
Fees: $13.00 Taxes: $1,202.50

20210224-0022653

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lauren Elizabeth Stanley Courtney Marie Bryant	Movement Mortgage, LLC	096-09-0-124
(NAME)	(NAME)	
2817 Surrey Road	8024 Calvin Hall Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Indian Land SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, we, **Scott Lyman and Valerie Lyman, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LAUREN STANLEY, A SINGLE WOMAN AND COURTNEY BRYANT, A SINGLE WOMAN AS TENANTS IN COMMION WITH RIGHTS OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS, SUCCESSORS 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. 43 on the plan of Donelson Heights, as shown by plat of record in Plat Book 1424, Page 35, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Scott Lyman and Valerie Lyman, husband and wife by Deed dated October 30, 2017 from Brian Strickler, married, recorded November 2, 2017, in Instrument Number 201711020112730, in the Official Records of Davidson County, Tennessee.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

This is Improved property, known as 2817 Surrey Road (House Number) (Street) (P.O. Address) Nashville, TN (City or Town) 37214 (Postal Zip)

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. successors 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, successors 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.

Witness our hands this 22 day of February, 2021.

Scott Lyman

Valerie Lyman

State of Tennessee

County of Wilson

Before me, the undersigned, a notary public of the state and county aforesaid, personally appeared Scott Lyman and Valerie Lyman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument as their free act and deed for the purposes therein contained.

WITNESS my hand and seal this 22 day of February, 2021.

S. Nixon Pressley

Commission Expires: 01/26/2025

S. NIXON PRESSLEY
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY