Karen Johnson Davidson County
Batch# 715822 DEEDWARR
09/15/2021 08:25:30 AM 3 pgs
Fees: $18.00 Taxes: $1,850.00
20210915-0123528

This Instrument Prepared By and Returned To: Concord Title 3000 Meridian Blvd. Ste. 140 Franklin, TN 37067 File No. 20215725 **After Recording Return To The Above.**	I hereby swear or affirm that the actual consideration for this transfer, or the value of the Premises, whichever is greater, is **$499,999.00** which is equal to or greater than the amount the Premises would command at a fair and voluntary sale. Carmen Coats Affiant Sworn to and subscribed before me this 10th day of September, 2021. Elza Whitfield Notary Public My Commission Expires: 5-5-2025

ELZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 5, 2025

WARRANTY DEED

THIS INDENTURE, made this 10th day of September, 2021, among:

ANDREW PATRICK HEISLEY

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

WHITNEY ECCHER, an unmarried woman and JAMIE ECCHER, an unmarried woman, as joint tenants with right of survivorship

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantee**").

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does grant, bargain, sell, transfer, convey and set over unto Grantee the following described real property hereinafter referred to as the "Premises".

Certain real property situate in Davidson County, Tennessee, and described as follows, to-wit:

Being Lot No. 26 on the Plan of Phase Nine, Section Two, Burkett Village, SP Subdivision plat of which is of record in Instrument No. 20180208-0012957, Register's Office for Davidson County, Tennessee to which record reference is hereby made for a more particular description thereof.

BEING the same property conveyed to Andrew Patrick Heisley by Warranty Deed from Regent Homes, LLC dated May 3, 2019 and filed of record in Instrument No. 20190510-0043915, Register's Office for Davidson County, Tennessee.

TOGETHER WITH AND SUBJECT TO all hereditaments and appurtenances deriving therefrom or appertaining thereto including, without limitation, matters filed for record with the aforesaid Register's Office and/or shown on plats or maps of same, if any; further releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE Premises by the Grantee, their heirs and assigns forever.

SUBJECT TO all applicable restrictions, easements, agreements, notations, setback lines and/or matters affecting the Premises filed for record in the aforesaid Register's Office.

FURTHERMORE, the Grantor hereby covenants with Grantee that they are lawfully seized in "fee simple" of the Premises, have full power, authority and right to convey the same; that the Premises are free from all liens, other than those described above and property taxes for the current year, which shall be prorated between the parties on the date title to the Premises is transferred to Grantee, the payment of which shall be the responsibility of Grantee; and that Grantor will forever warrant and defend the Premises and title thereto against lawful claims of **ALL PERSONS WHOMSOEVER.**

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

Andrew Patrick Heisley

State of Tennessee
County of

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Andrew Patrick Heisley, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of September, 2021.

NICK HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-20-2022

Notary Public
My Commission Expires:_____

Owner Name & Property Address:

Name: Whitney Eccher and Jamie Eccher
Address: 3011 Lanark Dr
City, State, Zip: Nolensville, TN 37135

Responsible Party For Taxes:

Name: Whitney Eccher & Jamie Eccher
Address: 3011 Lanark Dr
City, State, Zip: Nolensville, TN 37135

Tax ID: 187-09-0A-026.00-CO

Tennessee Certification of Electronic Document

I, Steven T. Morris, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 09/13/2021 (date ~~of document~~).

Affiant Signature

09/13/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 13th day of September, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 5-5-2025

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL