RECORD AND RETURN TO:
WilsonBerry Title and Escrow, LLC
2231 N. Mt. Juliet Rd.
Suite 203
Mt Juliet, Tennessee 37122
File No.: QWB-1242-2021

Karen Johnson Davidson County
Batch# 731528 DEEDWARR
10/07/2021 02:40:30 PM 3 pgs
Fees: $18.00 Taxes: $1,494.43
20211007-0135064

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $403,900.00.

Anna Marie Hayes
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 day of October, 2021

Kellie Holloway
NOTARY PUBLIC

My commission expires: 5/18/2024

KELSIE HOLLOWAY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY MY COMMISSION EXPIRES 5-18-2024

THIS INSTRUMENT PREPARED BY:
WilsonBerry Title and Escrow, LLC, 2231 N. Mt. Juliet Road, Suite 203, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anna Marie Hayes 7520 Maggie Drive Antioch TN 37013	SWBC Mortgage Corp. 9311 San Pedro Ave # 100 San Antonio, TX 78216	182020B16200CO

FOR AND IN CONSIDERATION of the sum of FOUR HUNDRED THREE THOUSAND NINE HUNDRED AND 00/100 Dollars ($403,900.00) and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **HAVEN BUILDERS LLC**, a Tennessee limited liability company, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **ANNA MARIE HAYES**, single woman, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 152, Phase 9, Evergreen Hills, of record in Instrument No. 20210129-0013396, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to HDP1, LLC, a Tennessee Limited Liability Company from Evergreen Hills, G.P., a Tennessee General Partnership, by Special Warranty Deed dated 04/04/2019 and recorded 04/05/2019 in Instrument No. 20190405-0031241, Register's Office of said County.

Being the same property conveyed to Haven Builders, LLC, a Tennessee Limited Liability Company from HDP1, LLC, by Quitclaim Deed, recorded in Instrument No. 20211007-0135063, Register's Office of said County.

This conveyance is made subject to all matters as shown of record in the Register's Office for

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2021 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this 1st day of October, 2021

GRANTOR(S)

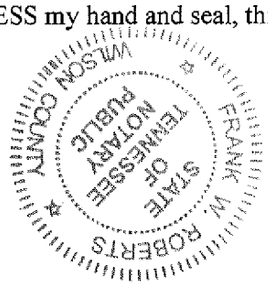
Haven Builders LLC, a Tennessee Limited Liability Company

By: _____
Josh Schulz, President

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, a Notary Public, Josh Schulz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is President of Haven Builders LLC, the within named bargainor, and that as such President he executed the within instrument for the purposes therein contained by signing as President of Haven Builders LLC.

WITNESS my hand and seal, this the 1st day of October, 2021.



_____
Notary Public

Frank W. Roberts
Printed Notary Name

My commission expires: 10/6/21

I, Kelsie Holloway 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 10/1/2021 (date of document).

Kelsie Holloway

Affiant Signature

10/4/2021

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 4 day of October, 2021.

Lori Holloway

Notary's Signature

MY COMMISSION EXPIRES: 2/20/23

Notary's Seal (if on paper)

LORI HOLLOWAY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY