WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/17/05 10:13 2 pgs
Fees:13.00 Taxes:582.75
20050817-0097528

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF AUGUST, 2005.

Notary Public

MY COMMISSION EXPIRES: ~~May 28, 2006.~~ March 23, 2009

(AFFIX SEAL)

MELISSA A. GOLDEN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vickie Bell	Vickie Bell	149-7A-27
(NAME)	(NAME)	
765 Dover Glen Drive	765 Dover Glen Drive	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Antioch, TN 37013	
(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, Robert J. Shell and wife, Cara Jo Shell, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vickie Bell, unmarried, 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. 27 on the Plan Chelsea Village, as of record in Plan Book 7900, Pages 119, 120 and 121, Register's Office for DAVIDSON county, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description

Being the same property conveyed to Robert J. Shell and wife, Cara Jo Shell, by deed of record in Book 10624, Page 251, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Robert J. Shell and Cara Jo Shell by Gerald Chambers as their Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20050721-0085134, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 765 Dover Glen Drive, Antioch, TN 37013

(House Number) (Street) (P.O. Address) (City or Town) (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 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.

Witness our hands this 8th day of August, 2005.

Robert J. Shell by Gerald Chambers his attorney in fact

Robert J. Shell

Cara Jo Shell by Gerald Chambers her attorney in fact

Cara Jo Shell

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert J. Shell and Cara Jo Shell 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 for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 8th day of August, 2005.

Commission expires: May 28, 2006

LaTrece McAdoo

Notary Public

LaTrece McAdoo
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006

State of Tennessee
County of Davidson

Onthis 8th day of August, 2005, beforee ne personally appeared Gerald Chambers, the person who executed the foregoing instrument on behalf of Robert J. Shell and Cara Jo Shell and acknowledged that he executed the same as the free act and deed of the said Robert J. Shell and Cara Jo Shell, through Power of Attorney granted he by the saID Robert J. Shell and Cara Jo Shell.

Witness ny and had and official seat at Nashville,Tennessee, this the 8th day of Aughst, 2005.

commission expires: 5/28/2006

LaTrece McAdoo

Notary Public

LaTrece McAdoo
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006