BILL GARRETT, Davidson County
Trans:T20160069465 DEEDWARR
Recvd: 08/11/16 08:39 2 pgs
Fees:13.00 Taxes:1554.00
20160811-0083421

This instrument was prepared by:
DLO TITLE, LLC
256 Seaboard Lane Suite F-103
Franklin, TN 37067
2016060028

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, is $420,000.00

Sworn to and subscribed before me this 5th day of August, 2016.

Affiant

Notary Public exp 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Joseph Schultheis		171-04-0-014.00
5512 Clovercrest Drive	New Owner	
Brentwood, TN 37027-4708		

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Jacky T. Callis, Jr. and Charlotte S. Callis, husband and wife** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Sarah Ann Iverson and Joseph M. Schultheis, both unmarried as tenants in common with rights of survivorship**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 110 on the Plan of Section Eleven, Cloverland Acres, of record in Plat Book 5200, Page 93, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jacky T. Callis, Jr. and wife, Charlotte S. Callis by Warranty Deed from Lynda P. Bergan Condurelis, married, of record in Instrument No. 20010403-0032072, Register's Office for Davidson County, Tennessee, dated March 30, 2001 and recorded on April 03, 2001.

This is improved property known as **5512 Clovercrest Drive, Brentwood, TN 37027**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor _X___ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

WITNESS my hand, this 5th day of August, 2016.

Jacky T. Callis, Jr.

Charlotte S. Callis

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, Jacky T. Callis, Jr. and Charlotte S. Callis, 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 [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of August, 2016.

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-14-2019