BOX 10-B

Bill Garrett Davidson County
Batch# 27358 **DEEDWARR**
11/17/2017 11:30:34 AM 2 pgs
Fees: $13.00 Taxes: $462.50

20171117-0118288

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$125,000.00**

Molly Ann Bond
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF NOVEMBER, 2017.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: **NOVEMBER 5, 2018**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DREAMTIME DEVELOPMENTS, LLC	**SAME**	**070-09-0-162.00**
(NAME) **1126A CAHAL AVE.**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37206**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, JOHNNIE C. BOND, JR. AND MOLLY A. BOND, TRUSTEES OF THE JOHNNIE C. BOND, JR. AND MOLLY A. BOND REVOCABLE LIVING TRUST, DATED MARCH 3, 2009,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DREAMTIME DEVELOPMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND/OR 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. 1 on the Plan of J. Bond Lots, of record in Plat Book 5190, Page 179, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to JOHNNIE BOND, JR., AND WIFE, MOLLY ANN BOND, by deed from JOHN H. MOORE, POLLY MOORE COKER, WILLIAM CHARLES MOORE, BARBARA MOORE GIBSON AND HOWARD F. MOORE, HEIRS OF CHARLES ROY MOORE AND ELLA ANNIE MOORE, DECEASED, of record in Book 5287, Page 59, dated May 13, 1978, said Register's Office.

Being part of the same property conveyed to JOHNNIE BOND, JR., by quitclaim deed from MOLLY ANN BOND, of record in Book 9824, Page 432, dated September 13, 1995, said Register's Office.

Being part of the same property conveyed to THE JOHNNIE C. BOND, JR. AND MOLLY A. BOND REVOCABLE LIVING TRUST, DATED MARCH 3, 2009, JOHNNIE C. BOND, JR. OR MOLLY A BOND, TRUSTEES , by quitclaim deed from Johnnie C. Bond, Jr., of record in Instrument No. 20090305-0019800, dated March 3, 2009, said Register's Office.

This conveyance is subject to matters shown on the Plan of record in Plat Book 5190, Page 779; and any and all other easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **3110 CLIFF DRIVE, NASHVILLE, TN 37218**
(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; 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 15th day of November, 2017.

Johnnie C. Bond Jr. Trustee

JOHNNIE C. BOND, JR., TRUSTEE OF THE JOHNNIE C. BOND, JR. AND MOLLY A. BOND REVOCABLE LIVING TRUST, DATED MARCH 3, 2009

Molly A. Bond Trustee

MOLLY A. BOND, TRUSTEE OF THE JOHNNIE C. BOND, JR. AND MOLLY A. BOND REVOCABLE LIVING TRUST, DATED MARCH 3, 2009

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 **Johnnie C. Bond, Jr. and Molly A. Bond, Trustees of The Johnnie C. Bond, Jr. and Molly A. Bond Revocable Living Trust, dated March 3, 2009,** the bargainors, 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 purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of November, 2017.

My commission expires: **November 5, 2018.**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Lee A. Cohen

Notary Public