WARRANTY DEED

RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $515,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF NOVEMBER, 2017.

Notary Public

MY COMMISSION EXPIRES: 8-20-2019 (AFFIX SEAL)

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David E. Staub Jr. and Selina K. Staub	New owner	15900017100
(NAME)	(NAME)	
843 - N Hillview Court		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Bill Garrett Davidson County
Batch# 30906 **DEEDWARR**
11/29/2017 11:06:41 AM 2 pgs
Fees: $13.00 Taxes: $1,905.50

20171129-0121679

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jerrol R. Halverson ,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **David E. Staub Jr. and Selina K. Staub, husband and wife,** 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. 23 on the plan of Boker Heights, Section Three, of record in Book 4300, Page 62, Register's Office for said County, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jerrol R. Halverson and wife, Patricia M. Halverson by deed dated November 23, 1990 from Daniel P. Haseltine (aka Daniel P. Haselton) and wife, Helen S. Haseltine of record in Book 8312, Page 372, Register's Office for Davidson County, Tennessee. The said Patricia M. Halverson a/k/a Cornelia Patricia Halverson has since died on December 7, 2016 survived by her husband Jerrol R. Halverson.

unimproved ☐

This is improved ☑ property, known as 843 - N Hillview Court, Brentwood, TN 37027
(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 my/our hands this **17th** day of **November, 2017.**

Jerrol R. Halverson

State of Tennessee
County of Davidson

On this 17th day of November, 2017, before me, a Notary Public, within and for the State and County aforesaid, personally appeared Jerrol R. Halverson, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument and that he executed the within instrument for the purposes therein contained as his free act and deed.

Witness my hand and official seal this 17th day of November, 2017.

Notary Public I. Dyke Tatum
My Commission Expires: May 03, 2021

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

File No.: 17-Staub