THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd, Ste 203A
Nashville, TN 37215

CRT File No. 171113990

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $325,000.00.

Affiant

Subscribed and sworn to before me, this 27th day of November, 2017.

Notary Public
My Commission Expires: _____

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

Bill Garrett Davidson County
Batch# 32187 **DEEDWARR**
12/01/2017 09:24:40 AM 2 pgs
Fees: $13.00 Taxes: $1,202.50

20171201-0122592

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Joshua Edward Marks and Dina Sue Marks 7416 Huntwick Trail Nashville TN 37221	New Owner	Tax Parcel ID No. 127-00-0-165.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Paul Wayne Pollock, married man** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Joshua Edward Marks and Dina Sue Marks, husband and wife,** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of the Re-Subdivision of Lot 6-A, Reserve Parcel "A" and Lot 7 of Huntwick Estates, Section 2, of record in Plat Book 5800, page 175, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to PAUL WAYNE POLLOCK, by deed from JAMES M. MORROW and wife, LOU E. MORROW, of record in Instrument No. 20050502-0048553, dated April 19, 2005, said Register's Office.

Carolyne Pollock joins in this instrument for the purpose of conveying any and all interest in said property, marital or otherwise.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 127-00-0-165.00.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Matters shown on the Plan of record in Plat Book 5800, page 175, said Register's Office.

This is improved property located at 7416 Huntwick Trail Nashville TN 37221

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of November, 2017.

Paul Wayne Pollock

Carolyne Pollock

STATE OF ~~TENNESSEE~~ Indiana)
COUNTY OF ~~DAVIDSON~~ Floyd)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Paul Wayne Pollock, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of November, 2017.

Notary Public

My Commission Expires: 3/14/2023

HEATHER M ZIMMERMAN
Notary Public, State of Indiana
Clark County
Commission # 663792
My Commission Expires
March 14, 2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Carolyne Pollock, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of November, 2017.

Notary Public

My Commission Expires: 01/17/21

NATHAN L. POWERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON