Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc
2002 Richard Jones Rd., Ste 203-A
Nashville. TN 37215

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Michael Grando & Rebecca Grando
6112 Stillmeadow Drive
Nashville, TN 37211

SEND TAX BILL TO:
New Owner

Bill Garrett Davidson County
Batch# 63917 **DEEDWARR**
03/01/2018 10:11:25 AM 2 pgs
Fees: $13.00 Taxes: $1,590.63
20180301-0019150

MAP/PARCEL 172-02-0-088.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Brian Todd Cockerham, married, hereafter called the GRANTOR,** have bargained and sold, and by these presents, do transfer and convey unto **Rebecca Grando and Michael Grando, wife and husband, hereafter called the GRANTEES,** their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 93 on the Plan of Section Five, Myrtlewood Estates of record in Plat Book 6250, Page (s) 910 and 911, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 93 fronts 115.48 feet on the North margin of Stillmeadow Drive and runs back 175.57 feet on the West lot line and 178.64 feet on the East lot line to a broken line in the rear which measures a total of 138.47 feet thereon.

Being the same property conveyed to Brian Todd Cockerham by Administrator's deed from Brian Todd Cockerham, Administrator for the Estate of Charlsie Darlene Cockerham of record in Instrument No. 20141211-0113483 Register's Office for Davidson County, Tennessee, dated December 09, 2014 and recorded on December 11, 2014.

Shannon Cockerham, the spouse of Brian Todd Cockerham, joins in this conveyance to convey any and all right, title, or interest she may have in the above described property by virtue of being the spouse of Brian Todd Cockerham.

Being also known as 6112 Stillmeadow Drive Nashville, Tennessee 37211.

This is improved property known as: **6112 Stillmeadow Drive, Nashville, Tennessee 37211**

THIS CONVEYANCE is made subject to all taxes, taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTORS, do further covenant and bind themselves, their 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.

Possession to be given 28th day of February, 2018.

WITNESS MY HAND on this the 28th day of February, 2018

Brian Todd Cockerham

Shannon Cockerham

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Brian Todd Cockerham and Shannon Cockerham,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 28th day of February, 2018.

NOTARY PUBLIC

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 10-07-19

STATE OF TENNESSEE
COUNTY OF WILSON

The actual value or consideration, whichever is greater, for this transfer is $429,900.00.

AFFIANT

Subscribed and sworn to before me this the 28th day of February, 2018.

NOTARY PUBLIC

My Commission Expires: _____

JERI SHOULDERS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON MY COMMISSION EXPIRES SEPTEMBER 07, 2020

File No: 180051