Bill Garrett Davidson County
Batch# 87419 DEEDWARR
05/02/2018 10:32:30 AM 2 pgs
Fees: $13.00 Taxes: $1,265.40
20180502-0041608

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $342,000.00

Affiant

Subscribed and sworn to before me, this 30 day of April, 2018.

Notary Public

My commission expires: 7.5.2021

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Matthew S. Smyth **Ellen E. Cloyd**	owners at	**07208005600**
1611 Berrywood Road	property address	
Nashville, TN 37216		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

RLG Realty, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Matthew S. Smyth, unmarried and Ellen E. Cloyd, unmarried

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. 7 on the plan of Geneiva Heights, Section 2, of record in Plat Book 2854, page 106, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to RLG Realty, LLC, by Warranty Deed from Lesueur Construction Co., a Tennessee Corporation, dated August 15, 2014, of record in Instrument No. 20140820-0075593, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters as shown on the plat of record in Plat Book 2854, page 106, Register's Office for Davidson County, TN, including any and all revisions, corrections and/or amendments thereto of record.

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 1611 Berrywood Road, Nashville, TN 37216.

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 in 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.

Roger L Gehri Date: 4/30/18

RLG Realty, LLC
By: Roger L Gehri
Its: President

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Roger L Gehri** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is President of RLG Realty, LLC and that he is authorized by RLG Realty LLC to execute this instrument on its behalf.

Witness my hand, at office, this 30th day of April, 2018.

NOTARY PUBLIC

My Commission Expires: 9/7/21

COUNTY OF DAVIDSON MARK B. LEEDOM STATE OF TENNESSEE NOTARY PUBLIC

Certificate of Authenticity

I, ASHLEE D PAGE, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Ashlee D Page
Signature

State of Tennessee
County of Davidson

Personally appeared before me, Venikkia Cunningham a notary public for this county and state, Ashlee D. Page who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/05/19

VENIKKIA CUNNINGHAM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-5-2019