Bill Garrett Davidson County
Batch# 90091 DEEDWARR
05/08/2018 11:22:57 AM 2 pgs
Fees: $13.00 Taxes: $762.20
20180508-0043987

JODI JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,000.00

Anne Marie Angel
Affiant

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

Jodi Jackson
Notary Public

MY COMMISSION EXPIRES: 7-26-21
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY: AND RETURN TO:
**Southland Title & Escrow Co., Inc.**
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

| ADDRESS OF NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Agime Kotobelli<br>3425 Harbor Hill Place<br>Nashville, TN 37214 | First Community Mortgage<br>202 Robert Rose Dr<br>Suite 101<br>Murfreesboro, TN 37129 | 108-12-0B228.00-CO |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Rachel Gregory-Jones, married**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Agime Kotobelli and Fatime Kotobelli, husband and wife**, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Final Plat Section Two Harborview-Final Phase, a Planned Unit Development of record in Plat Book 9700, Page 708, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Rachel Parks, unmarried by Warranty deed from Precision Homes, Inc. of record in Instrument No. 20030616-0082570 Register's Office for Davidson County, Tennessee, dated June 13, 2003 and recorded on June 16, 2003. (Value of consideration shown in aforementioned deed $122,900.00.); and further

Being the same property conveyed to Rachel Gregory by Quitclaim deed from Rachel Gregory, a married woman, formerly known as Rachel Parks, who acquired title as an unmarried woman, and joined by her spouse Anthony D. Gregory of record in Instrument No. 20070307-0028110 Register's Office for Davidson County, Tennessee, dated December 21, 2006 and recorded on March 07, 2007. (Value of consideration shown in aforementioned deed $1.00.)

Being the same property conveyed from Anthony D. Gregory to Rachel Gregory Jones by Quitclaim Deed of record in Instrument No. 20180508-0043987 Register's Office for Davidson County, Tennessee.

Rachel Parks, Rachel Gregory, and Rachel Gregory Jones are all one and the same person.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 3425 Harbor Hill Place, Nashville, Tennessee 37214

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 hand(s) this 30 day of April, 2018.

Rachel Gregory Jones

**STATE OF TENNESSEE**

**COUNTY OF WILLIAMSON**

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Rachel Gregory Jones; with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30 day of April, 2018.

Notary Public

My Commission Expires: 10/3/21

BRETT JONES, HUSBAND OF RACHEL GREGORY JONES, HEREBY JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY AND ALL RIGHT, TITLE AND INTEREST HE MAY HAVE IN THE SUBJECT PROPERTY BY REASON OF HIS MARITAL STATUS OR OTHERWISE.

Witness my hand this 18th day of April, 2018

Brett Jones

**STATE OF** Kentucky

**COUNTY OF** Warren

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Brett Jones; with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal on this the 18th day of April, 2018.

Notary Public 325057

My Commission Expires: MY COMMISSION EXPIRES 01/03/2019