Bill Garrett Davidson County
Batch# 95486 DEEDWARR
05/22/2018 12:27:30 PM 3 pgs
Fees: $18.00 Taxes: $572.76
20180522-0049009

Prepared by:
Realty Title & Escrow Company, Inc.
2000 Richard Jones Road Suite 178
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $154,800.00.

Affiant

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

J. ANDREW WILEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My commission expires: NOV 0 8 2021

03-1803-38735

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Jack Misiaszek 1812 Dahlia Dr Nashville TN 37210	NEW OWNER	094-08-0-004.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Emily Gomer now known as Emily C. Hinson**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Jack Misiaszek, unmarried man**, hereinafter called the Grantees, their successors 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. 14, on the Plan of Section Two, Dahlia Gardens, of record in Book 2900, Page 82, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Emily Gomer by deed from Tim DeVaney, unmarried, dated May 31, 2007, recorded June 1, 2007, of record in Instrument No. 20070601-0064960, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1812 Dahlia Dr, Nashville, TN 37210.

****Grantor hereby warrants that the above described property is not now nor has it ever been the principal residence of the spouse or any minor children.**

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 18th day of May, 2018.

Emily C. Hinson

Emily Gomer now known as
Emily C. Hinson

STATE OF VA
COUNTY OF New Kent

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Emily Gomer now known as Emily C. Hinson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 17 day of May, 2018.

Notary Public

My Commission expires: 3.31.19

GLENN L GRAMBO
NOTARY PUBLIC
REG # 322838
MY COMMISSION EXPIRES
3/31/2019
COMMONWEALTH OF VIRGINIA

True Copy Certification

I, KRISTEN TRAINI, 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.

Signature

State of TENNESSEE
County of SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI 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: 11-30-2020
Notary's Seal (if on paper)

