Bill Garrett Davidson County
Batch# 96740 DEEDWARR
05/25/2018 09:04:21 AM 2 pgs
Fees: $13.00 Taxes: $647.50

20180525-0050130

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

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $175,000.00.

KEA
Affiant

Subscribed and sworn to before me, this 15th **day of May, 2018.**

VAnderson
Notary Public
My commission expires:

VIRGINIA ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES NOVEMBER 8, 2021

06-1804-76914

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Claire N. Petty	Claire N. Petty	052-00-0-006.00
2513 Pennington Bend Rd.	2513 Pennington Bend Rd.	
Nashville TN 37214	Nashville TN 37214	

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, **Joseph F. Carillo, married**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Claire N. Petty, unmarried**, 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 part of Lot No.5 ("part" erroneously omitted from previous deed) on the Plan of Robert Young Farms, of record in Plat Book 421, Page 140, Register's Office for Davidson County, Tennessee, to which Plan Reference is hereby made for a complete and accurate description thereof.

Being further described as Beginning at a point in the center line of Wooddale Drive, at the southwest corner of a part of Lot No. 5 conveyed to Roy A. Singleton and wife, by deed of record in Book 1553, Page 73, Register's Office for said County (subsequently conveyed to Albert Singleton and wife, Shirley Jean Singleton by deed of record in Instrument 20010515-0050382, Register's Office for said County); thence northeasterly (erroneously referenced as "northwesterly" in previous deeds) along Singleton's line, 300 feet; thence westerly, parallel to the center line of Wooddale Drive 80 feet; thence southwesterly 300 feet to the center line of Wooddale Drive (being also known as the southwest corner of Lot 1 on the Final Plat of Pennington Bend Drive, of record in Instrument 20110118-0004666, Register's Office for said County); thence along said Drive, south 60 degrees, 05' east, 80 feet (erroneously referenced as "280 feet" in previous deeds) to the beginning.

Being the same property conveyed to Joseph F. Carillo by deed from Jerry R. Allen and wife, Nancy Allen, dated April 20, 2001, recorded April 24, 2001, of record in Instrument No. 20010424-0040499, 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.

Laura Allen Carillo, spouse of the Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

This property is improved property known as 2513 Pennington Bend Rd., Nashville, TN 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, 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 14 day of May, 2018.

Joseph F. Carillo

Laura Allen Carillo

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Joseph F. Carillo and Laura Allen Carillo** , 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 Mt. Juliet, TN, this 14th day of May, 2018.

Notary Public
State of Tennessee at Large

My Commission expires: 5/17/21

JASON C. NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY