Bill Garrett Davidson County
Batch# 98892 DEEDWARR
06/01/2018 11:48:30 AM 3 pgs
Fees: $18.00 Taxes: $777.00
20180601-0052340

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $210,000.00.

Affiant

Subscribed and sworn to before me, this the 24th day of May, 2018.

Notary Public

My commission expires: 8-24-20

THOMAS VORHOLT IV NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Jubal Lee Young	**Jubal Lee Young**	**018-07-0-147.00**
310 Mystic Hill Drive	**same as new owner**	
Goodlettsville, TN 37072		

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Peter N. Costanza IV and Frances Sutton Lipman Costanza, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Nikki M. Newkirk, Jubal Lee Young, and Terrye A. Newkirk, Co-Trustees of the Newkirk Family Trust

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 59 on the Plan of Final Plat of Section Three, Charleston Square Subdivision of record in Plat Book 6250, Page 435, 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 Peter N. Costanza, IV, unmarried by Special Warranty deed from U.S. Bank National Association of record in Instrument No. 20070605-0066818 Register's Office for Davidson County, Tennessee, dated May 25,2007 and recorded on June 05, 2007.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (_X__) unimproved (____) property known as 310 Mystic Hill Drive, Goodlettsville, TN 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 HANDS EFFECTIVE AS OF 24th day of May, 2018:

Peter N. Costanza, IV

Frances Sutton Lipman Costanza **

**** Frances Sutton Lipman Costanza, spouse of Peter N. Costanza IV, joins in the execution of this instrument for the purpose of conveying her marital interest, if any, in the subject property.**

STATE OF TENNESSEE	)	**INDIVIDUAL**
	)	**ACKNOWLEDGEMENT**
COUNTY OF WILLIAMSON	)	

Personally appeared before me, a Notary Public of said County and State, Peter N. Costanza, IV and Frances Sutton Lipman Costanza, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 24th day of May, 2018.

My Commission Expires 5.25.20

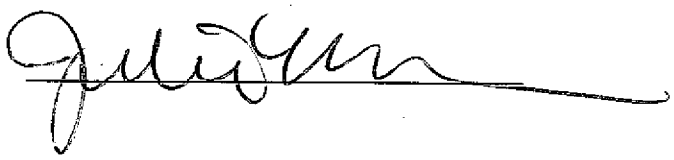
Notary Public

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

20181239R

True Copy Certification

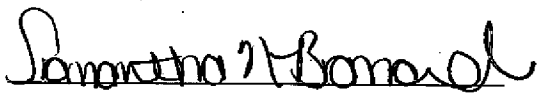
I, Julie McCutchen, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.



State of NC

County of Mecklenburg

Personally appeared before me Samantha N. Barnard (name of notary), a notary public for this county and state, Julie McCutchen (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary Signature

My commission Expires: 7/4/2021

Notary Seal (if on paper)

SAMANTHA N BARNARD
Notary Public, North Carolina
Mecklenburg County
My Commission Expires
July 04, 2021