WARRANTY DEED

Bill Garrett Davidson County
Batch# 104597 DEEDWARR
06/14/2018 10:28:00 AM 2 pgs
Fees: $13.00 Taxes: $832.50

20180614-0057120

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00

Elaine C. Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of June, 2018

Notary Public

MY COMMISSION EXPIRES: 1-24-21

(AFFIX SEAL)

PAMELA MORRIS NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Pamela Steward Scott Steward	New Penn	135160a03400cc
(NAME)	(NAME)	
2425 Ravine Dr.	4000 Chemical Rd	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Plymouth Meeting PA 19462	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Michael W. Owen,** unmarried, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Pamela Steward and Scott Steward, wife and husband,** 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. 50 on the Plan of Subdivision of tracts 8, 9 and 10 of Nashboro Village of record in Plat Book **5200**, Pages 186-189, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael W. Owen, unmarried, from Gary M. Johnston by Warranty Deed of record in Instrument No. 20030811-0114101, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Michael W. Owen by Shirley F. Carver as Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. 20180614-0057119, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 2425 Ravine Dr., Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hands this 12th day of June, 2018.

Michael W. Owen By Shirley Carver
HIS ATTORNEY IN FACT

Michael W. Owen by Shirley F. Carver, his attorney in fact

State of Tennessee
County of ~~Davidson~~ Wilson

On this the 12th day of June, 2018, before me personally appeared Shirley F. Carver, the person who executed the foregoing instrument on behalf of Michael W. Owen and who acknowledged that she executed the same as the free act and deed of the said Michael W. Owen, through Power of Attorney granted her by the said Michael W. Owen.

Notary Public
Commission Expires: 6/1/19

KEVIN T. BARRELL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 06-01-2019