6

Bill Garrett Davidson County
Batch# 107409 DEEDWARR
06/22/2018 09:59:03 AM 2 pgs
Fees: $13.00 Taxes: $920.93
20180622-0060325

WARRANTY DEED

I. DYKE TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $248,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF June,2018.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: 5/3/2021
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP 161
Taylor Young 5024 English Village Drive Nashville, Tennessee 37211	Fidelity Bank 3 Corporate Square, Ste 700 Atlanta, GA 30329	GROUP 0 0A PARCEL 103.00 CO

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Joshua J Painter, a single man

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Taylor Young, an un-married man

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, bring Lot No. 186 on the Plan of Villages of Brentwood, Phase Two of record in Book 6250, Page 169, amended by Surveyors Certificate of Correction of record in Book 8484, Page 140, Register's Office for Davidson County, to with plan reference is hereby made for a more complete description.

Being the same property conveyed to Joshua J. Painter, a single man by deed from Sandra M Yoder, unmarried, of record in Instrument No 20130426-041797, Register's Office for said County, dated April 22, 2013, and Recorded on April 26, 2013

This conveyance is made subject to the following:

1) 2018 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is improved property known as **5024 English Village Drive, Nashville, Tennessee 37211**.

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 hand and official seal at office this 21st day of June, 2018.

Joshua J Painter

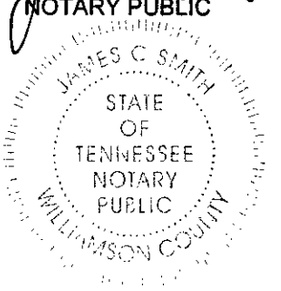
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Joshua J Painter, a single man, with whom I am personally acquainted, (or who 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 21st day of June, 2018.

NOTARY PUBLIC

My Commission Expires: February 25, 2019



PLEASE RETURN TO:

ESQUIRE Title & Escrow, Inc.
30 Burton Hills Boulevard |Suite 200
Nashville, TN 37215

Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027