Bill Garrett Davidson County
Batch# 107469 DEEDWARR
06/22/2018 11:16:20 AM 2 pgs
Fees: $13.00 Taxes: $1,080.40
20180622-0060402

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 $292,000.00.

JONATHON TRISTON JACOBS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Affiant

Subscribed and sworn to before me, this 14 day of June, 2018.

Notary Public
My commission expires: 1-24-21

06-1805-76947

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Emma M. Schilling	New owner	062-02-0-B-056.00 CO
2853 Paddle Wheel Dr 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, **David J. Domino, unmarried,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Emma M. Schilling and Kurt G. Schilling, wife and husband,** 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. 134, on the Plan of Abbington Park, Phase One - Section Two, of record in Instrument No. 20030922-0139712, and Instrument No. 20031006-0146904, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Micah Proctor and Caroline Proctor, husband and wife by deed from Houston S. Runion and Heidi M. Runion, husband and wife, dated May 18, 2012, recorded May 22, 2012, of record in Instrument No. 20120522-0044467, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to David J. Domino, unmarried by deed from Micah Proctor and Caroline Proctor, husband and wife, dated September 26, 2016, recorded October 13, 2016, of record in Instrument No. 20161013-0108259, 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 2853 Paddle Wheel Dr, 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 June, 2018.

David J. Domino

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **David J. Domino**, 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 14 day of June, 2018.

Notary Public

My Commission expires: 12/20/2020

CHERI D BAYER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 12-20-2020