This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

Bill Garrett Davidson County
Batch# 112796 **DEEDWARR**
07/05/2018 12:55:36 PM 2 pgs
Fees: $13.00 Taxes: $1,850.00

20180705-0065140

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater is $500,000.00.

Amy Dieterle
Affiant

Subscribed and sworn before me this the 29 day of ~~July~~ June, 2018.

RWalters
Notary Public
My commission expires: 8.17.19

RENNA ANN WALTERS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Peter Novello 1511 Forrest Ave Nashville, TN 37206	New Owner	083-09-0 358.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, KRISTIN KENNEY AN UNMARRIED WOMAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to PETER NOVELLO AND CHELSEA NOVELLO, HUSBAND AND WIFE, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 60 on the Plan of Subdivision of the A.V.S. Lindsley 29 Acre Tract of record in Plat Book 57, Page 66, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. Said Lot No. 60 fronts 50.00 feet on the Northerly side of Forrest Avenue and runs back between parallel lines 150.0 feet to an alley.

Being the same property conveyed to Kristin Kenney by Warranty Deed from Byron Edwards Herlong, III and Melinda Eisnaugle Herlong, Husband and Wife, dated 04/08/2015, of record in Instrument No. 20150410-0031476 Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1511 Forrest Ave, Nashville, TN 37206.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 29th day of June, 2018.

Kristin Kenney

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kristin Kenney, 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 and official seal this the 29th day of June, 2018.

My commission expires: 9/10/18

Notary Public

