THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd, Ste 203A
Nashville, TN 37215

CRT File No. 180516411

Bill Garrett Davidson County
Batch# 113293 **DEEDWARR**
07/09/2018 09:34:30 AM 2 pgs
Fees: $13.00 Taxes: $6,105.00

20180709-0065820

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $1,650,000.00.

Affiant

Subscribed and sworn to before me, this 6th day of July, 2018.

Notary Public
My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Pete Fong and Anna Fong 222 Heady Drive Nashville TN 37205	New Owner	Tax Parcel ID No. 130-05-0-105.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Martin L. Blakely and Johnetta Blakely, husband and wife** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **Pete Fong and Anna Fong, husband and wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 20 of Block "K" on the Plan of Highlands of Belle Meade No. 2, Blocks E, F, G, H, I, J, K and L, of record in Book 843, page 18, as amended in Book 1130, page 71, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to MARTIN L. BLAKELY AND WIFE, JOHNETTA BLAKELY, by deed from HR PROPERTIES OF TENNESSEE, A TENNESSEE GENERAL PARTNERSHIP, of record as I n strument No. 20110606-0043281, dated June 2, 2011, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 130-05-0-105.00.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Matters shown on the Plan of record in Book 843, page 18, as amended in Book 1130, page 71, said Register's Office.

This is improved property located at 222 Heady Drive Nashville TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except

for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 6th day of July, 2018.

Martin L. Blakely by Johnetta Blakely Attorney in Fact

Martin L. Blakely

Johnetta Blakely

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Johnetta Blakely, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact for Martin L. Blakely and that she is authorized by Martin L. Blakely to execute this instrument on his behalf.

Witness my hand, at office, this 6th day of July, 2018.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018