Warranty Deed

Bill Garrett Davidson County
Batch# 117207 **DEEDWARR**
07/17/2018 03:00:05 PM 2 pgs
Fees: $13.00 Taxes: $1,850.00

20180717-0069574

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $500,000.00

Affiant

Subscribed and sworn to before me, this the 13th day of July, 2018.

Notary Public

My commission expires: 01/06/20

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Robert C. McClaugherty Ann McClaugherty	New Owner	
537 Hearthstone Circle		160-11-0-060.00
Brentwood, TN 37027		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **WARREN MCKEMIE AND JULIE MCKEMIE, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT C. MCCLAUGHERTY AND ANN MCCLAUGHERTY, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 83 on the Plan of Phase 8, Hearthstone of record in Plat Book 6250, Page 929, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to David Morris and Karen Morris by Warranty deed from David L. Blum and Wife, Kirsten T. Blum of record in Instrument No. 20160602-0055336 Register's Office for Davidson County, Tennessee, dated May 27, 2016 and recorded on June 02, 2016.

Being the same property conveyed to Warren Mckemie and Julie Mckemie, Husband and wife by Warranty deed from David Morris and karen Morris, Husband and wife of record in Instrument No. 20161101-0115141 Register's Office for Davidson County, Tennessee, dated October 28, 2016 and recorded on November 01, 2016.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: W-KR-18-537

The address of the herein described property is believed to be 537 Hearthstone Circle, Brentwood, TN 37027, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 13th day of July, 2018.

Warren McKemie

Julie McKemie

STATE OF Virginia
COUNTY OF Hanover

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Warren McKemie and Julie McKemie, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 13th day of July, 2018.

Notary Public

My Commission Expires: 11/30/2021

BARBARA M. LANTZ
NOTARY PUBLIC
REG. #142392
MY COMMISSION EXPIRES
11/30/2021
COMMONWEALTH OF VIRGINIA