Bill Garrett Davidson County
Batch# 119174 DEEDWARR
07/23/2018 10:44:36 AM 2 pgs
Fees: $13.00 Taxes: $629.00
20180723-0071393

This Instrument Prepared by: AND RETURNED
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Paul Anthony Pigue
Cynthia Dean Pigue
~~212 Brandywine Drive~~ 1205 Pointe Pl.
Old Hickory, TN 37138

SEND TAX BILL TO:
1205 Pointe Place
Old Hickory, TN 37138

MAP/PARCEL 054-13-0-065.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Victor Todd Jenkins and Lauren Michelle Jenkins, husband and wife, hereafter called the GRANTORS,** have bargained and sold, and by these presents, do transfer and convey unto **Paul Anthony Pigue and Cynthia Dean Pigue, husband and wife, hereafter called the GRANTEES,** their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Brandywine Farms, Section 1 of record in Plat Book 3600, Page (s) 79 and 80, 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 Victor Todd Jenkins and Lauren Michelle Jenkins, husband and wife by Warranty deed from Gerry J. Huffine, an unmarried woman of record in Instrument No. 20170821-0085455 Register's Office for Davidson County, Tennessee, dated August 07, 2017 and recorded on August 21, 2017.

This is improved property known as: **212 Brandywine Drive, Old Hickory, Tennessee 37138.**

THIS CONVEYANCE is made subject to all taxes, taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTORS, do further covenant and bind themselves, their 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.

Possession to be given 17th day of July, 2018.

WITNESS MY HAND on this the 17th day of July, 2018

Victor Todd Jenkins

Lauren Michelle Jenkins

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Wilson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Victor Todd Jenkins and Lauren Michelle Jenkins,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 17th day of July, 2018.

NOTARY PUBLIC

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 10-07-19

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever ~~is greater~~, for this ~~transfer~~ is $170,000.00.

AFFIANT

Subscribed and sworn to before me this the 17th day of July, 2018.

NOTARY PUBLIC

My Commission Expires: 9/22/2020

File No: 180592

JODIE D. PELLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY