WARRANTY DEED

Bill Garrett Davidson County
Batch# 119265 DEEDWARR
07/23/2018 01:17:28 PM 2 pgs
Fees: $13.00 Taxes: $834.35

20180723-0071532

KIM MURRAY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of July, 2018

Notary Public

MY COMMISSION EXPIRES: 3/28/22

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Michael Campbell		181020A02700CO
(NAME)	(NAME)	
8330 Tecumseh Lane	New Owner	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Molly Warmka, unmarried,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Michael Campbell, single man,** hereinafter called the GRANTEES, 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 Unit No. 27, aka Lot No. 27, on the Exhibit Plat of Lenox Creekside, Phase One, of record as Exhibits E1, E2, and E3 in Instrument Number 20060306-0025686, as amended by Instrument Number 20060606-0066938, in the Register's Office Davidson County, Tennessee, to which reference is made for a more complete and accurate legal description.

Being the same property conveyed to Molly Warmka by Warranty Deed from Janet Fraley, an unmarried woman, recorded on June 29, 2016, of recorded in Instrument No. 20160629-0066338, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 8330 Tecumseh Lane, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that 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 we do further covenant and bind ourselves, our 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. 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/our hands this 28 day of June, 2018

Molly Warmka

Molly Warmka

State of Tennessee
County of Williamson

Personally appeared before me Molly Warmka, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 28 day of June, 2018.

Notary Public
My Commission Expires: 11/14/21

File No.: 13088

