Bill Garrett Davidson County
Batch# 126110 DEEDWARR
08/07/2018 12:30:30 PM 3 pgs
Fees: $18.00 Taxes: $1,332.00
20180807-0077628

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

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater is $360,000.00.

Affiant

Subscribed and sworn before me this the 27th day of July, 2018.

Notary Public
My commission expires:

DANIELLE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
APRIL 10, 2022

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Kenneth S. Garrett, Deborah R. Garrett & Elliott Maxwell Garrett 3325 Dumas Dr. Nashville, TN 37211	**Same**	133-07-0 147.00

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, JEFFREY WHITMORE, UNMARRIED, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to KENNETH S. GARRETT AND DEBORAH R. GARRETT, HUSBAND AND WIFE AND ELLIOTT MAXWELL GARRETT, UNMARRIED, 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, and being known and designated as all of Lot No. 77, and the southerly 45 feet front and 108.4 feet rear of Lot No. 76, on the Plan of Glencoe Acres, Section I, as shown on the plat of the same of record in Plat Book 1835, Page (s) 137 and 138, in the Register's Office for Davidson County, Tennessee. Said lot and part of said lot adjoin and front together 100 feet on the westerly side of Dumas Drive, and extends back 206.1 feet on the southeasterly line of Lot No. 77, and 265 feet more or less on the northerly line of part of Lot No. 76, to a dead line in the rear, on which it measures 209.2 feet.

Being a portion of the same property conveyed to Jeffrey Whitmore, unmarried, by deed from Krista L. Roser, unmarried, dated 12/09/2016, of record in Instrument No. 20161228-0136067, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 3325 Dumas Dr., Nashville, TN 37211.

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 27th day of July, 2018.

7/27/18

Jeffrey Whitmore

STATE OF TEXAS
COUNTY OF Travis

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jeffrey Whitmore, 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 27th day of July, 2018.

My commission expires: 5/28/20

Notary Public

SHARON DEE OLIVO
Notary Public, State of Texas
Comm. Expires 05-28-2020
Notary ID 124895088

True Copy Certification

I, Danielle Chandler, do hereby make oath that I am a licensed attorney and/or custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document and authenticated according to law.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Thomas Vorholt II, a notary public for this county and state, Danielle Chandler who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires 8-4-20

Notary Seal

THOMAS VORHOLT II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY