Bill Garrett Davidson County
Batch# 130865 DEEDWARR
08/20/2018 10:40:30 AM 4 pgs
Fees: $23.00 Taxes: $1,454.10
20180820-0082188

Prepared by:
Security Title & Escrow Company, LLC
1517 Hatcher Ln.
Columbia, Tennessee 38401

RETURN TO
Stewart Title Company
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129
File # 2606996

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between Abayomi Ajao and wife, Adebola Ajao, FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and Jesse Thompson and Maria Thompson, husband and wife, SECOND PARTY, which expression shall include heirs, assigns and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged FIRST PARTY has bargained and sold and does hereby transfer and convey unto SECOND PARTY the following described property:

LAND in Davidson County, Tennessee and being Lot No. 27 on the Plan of Harpeth Crest Subdivision, Phase I, of record in Plat Instrument No. 20011207-0135038, Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Abayomi Ajao and wife, Adebola Ajao by deed of record in Instrument No. 20110527-0040612, Register's Office of Davidson County, Tennessee.

Map & Parcel: 141-12-OE-2

Property Address: 211 Riverbend Lane, Nashville, TN 37221

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, title, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that it is lawfully seized and possessed of said real estate in fee simple, that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in Davidson County, Tennessee Register of Deeds Office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this conveyance has been executed on the

15 day of August, 2018.

Adebola Ajao

STATE OF Maryland

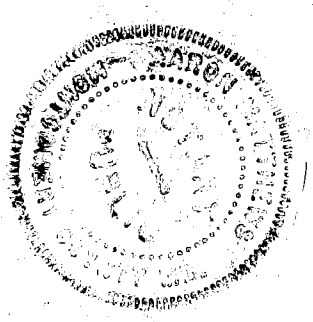
COUNTY OF Montgomery

Personally appeared before me, the undersigned, Adebola Ajao, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 15 day of August, 2018.

Notary Public

My commission expires:
May 16, 2022



EXECUTED IN COUNTERPARTS

IN WITNESS WHEREOF, this conveyance has been executed on the

_____ day of August, 2018.

_____
Abayomi Ajao

STATE OF _____

COUNTY OF _____

Personally appeared before me, the undersigned, Abayomi Ajao, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the _____ day of August, 2018.

_____
Notary Public

My commission expires:

_____

STATE OF TENNESSEE
COUNTY OF _____

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 343,000.

Lan Mantage
Affiant

Subscribed and sworn to before me, this 15 day of August, 2018.

Notary Public

My commission expires:
2/15/2021

ROBYN DUBRAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires

NEW PROPERTY OWNER:
Jesse Thompson & Maria Thompson
211 Riverbend Ln.
Nashville, TN 37221

PERSON RESPONSIBLE FOR TAXES:
New owner

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the 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 executed and authenticated according to law.

Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

JILL L. SWICEGOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

(SEAL)

Notary Public

My Commission Expires: July 9, 2022

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