Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027

B18-1864

Karen Y Johnson Davidson County
Batch# 135858 **DEEDWARR**
09/04/2018 09:58:49 AM 2 pgs
Fees: $13.00 Taxes: $714.10

20180904-0087017

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $193,000.00

Affiant

REBECCA SHUKIS NOTARY PUBLIC TENNESSEE My Comm Exp. 12/15/2021 COUNTY OF WILLIAMSON

SUBSCRIBED AND SWORN TO BEFORE ME THIS August 24, 2018.

Notary Public
Commission Expires: 12/15/21

Address of New Owner	Send Tax Bills To:	Map & Parcel
Adventure Home Solutions, LLC 2921 Wingate Avenue Nashville, TN 37211	SAME AS BUYER	172-12-0B-219.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Emmy Hendrick, Trustee of The 608 Cobble Court Trust

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Adventure Home Solutions, LLC

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 269 on the Plan of Bradford Hills, Section Eleven of record in Plat Book 7900, Page 6, amended in Plat Book 7900, Page 496, 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 Emmy Hendrick, Trustee of The 608 Cobble Court Trust by Warranty Deed from Irvin Meyers, widow dated August 17, 2018 and recorded 8/28/2018, of record in Instrument No. 20180828-0085200, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 608 Cobble Court, 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 and assigns forever; and we so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the August 24th, 2018.

Emmy Hendrick, Trustee

State of Tennessee
County of

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Emmy Hendrick, the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged herself to be the Trustee of The 608 Cobble Court Trust the within named bargainor, and that her as such Trustee being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 24th day of August, 2018.

LAUREN LAMBERTH
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

Notary Public

My commission expires: