Karen Y Johnson Davidson County
Batch# 137675 DEEDWARR
09/06/2018 03:20:06 PM 2 pgs
Fees: $13.00 Taxes: $980.50
20180906-0088489

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 $265,000.00.

Affiant

Subscribed and sworn before me this the 5th day of September, 2018.

Notary Public
My commission expires:

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2022

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Kingdom Homes, LLC 4618 Grinstead Place Nashville, TN 37216	Kingdom Homes, LLC 4618 Grinstead Place Nashville, TN 37216	173-09-0B 014.00

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, KEVIN PAUL CAPERTON AND MICHELLE DAWN CAPERTON, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to KINGDOM HOMES, LLC, 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, Being Lot No. 14 on the Plan of Barnes Cove, Section 1, a Planned Unit Development, of record in Instrument Number 20020409-0043258, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Kevin Paul Caperton and Michelle Dawn Caperton, Husband and Wife, by deed from Capitol Homes, Inc., dated 09/23/2003, of record in Instrument No. 20030926-0142963, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 4052 Barnes Cove Dr., Antioch, TN 37013.

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.

KPC

MQC

Witness our hands this the 5th day of September, 2018.

Kevin Paul Caperton
Kevin Paul Caperton

Michelle Dawn Caperton
Michelle Dawn Caperton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kevin Paul Caperton and Michelle Dawn Caperton, 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 5th day of September, 2018.

My commission expires: 9-10-2018

Notary Public

