Karen Y Johnson Davidson County
Batch# 152534 DEEDWARR
10/18/2018 03:07:33 PM 2 pgs
Fees: $13.00 Taxes: $4,995.00
20181018-0103639

Warranty Deed

STEVEN T. MORRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-3-2021	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $1,350,000.00. Susan Garner Affiant Subscribed and sworn to before me, this the 15th day of October, 2018. Notary Public My commission expires: 5-3-21

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Susan L. Garner Mark T. Sherrill	FIDELITY BANK MTG	
101 McArthur Ridge Court	3 CORPORATE SQ. 7TH FL	131-11-0B-006.00-CO
Nashville, TN 37220	ATLANTA, GA 30329	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MICKEY L. HARLOW AND JANICE R. HARLOW, TRUSTEES OF THE MICKEY AND JANICE HARLOW TRUST AGREEMENT DATED MARCH 9, 2016**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARK T. SHERRILL AND SUSAN L. GARNER, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Lot No. 6 on the Plan of Final Plat for McArthur Court of record in Plat at Instrument No. 20031204-0174335, 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 Mickey Harlow and Janice Harlow, husband and wife by Warranty Deed from Laura L. Williams, married, of record in Instrument No. 20140929-0089308, Register's Office for Davidson County, Tennessee, dated September 26, 2014 and recorded on September 29, 2014.

Being the same property conveyed to Mickey L. Harlow and Janice R. Harlow, Trustees of the Mickey and Janice Harlow Trust Agreement dated Mach 9, 2016 by Warranty Deed from Mickey Harlow and Janice Harlow, of record in Instrument No. 20160509-0045955, Register's Office for Davidson County, Tennessee, dated March 09, 2016 and recorded on May 09, 2016.

Being also known as 101 McArthur Ridge Court, Nashville, Tennessee 37220.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 101 McArthur Ridge Court, Nashville, TN 37220, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 15th day of October, 2018.

Mickey and Janice Harlow Trust Agreement, dated March 9, 2016

Mickey L. Harlow, Trustee

Janice R. Harlow, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Mickey L. Harlow and Janice R. Harlow, Trustees of the Mickey and Janice Harlow Trust Agreement dated March 9, 2016, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 15th day of October, 2018.

Notary Public

My Commission Expires: 5-3-21

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021