WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $410,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd day of October, 2018.

Notary Public

MY COMMISSION EXPIRES: 4-11-2020
(AFFIX SEAL)



THIS INSTRUMENT WAS PREPARED BY
Southland Law Group, PLLC
7101 Executive Center Dr., Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
John Covington, Jr. and Keisha Covington 7332 Olmsted Drive Nashville, TN 37221	First Community Mortgage 262 Robert Rose Dr. Ste 101 Murfreesboro TN 37129	155-08-0E-090.00

For and in consideration of the sum of Ten AND NO/100 Dollars ($10.00), cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Jon David Jones and wife, Angela L. Jones, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto John Covington, Jr. and Keisha Covington, husband and wife, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 67 on the Plan of Re-Subdivision of Bellevue Highlands, Phase 2, a Planned Unit Development, of record in the Register's Office of Davidson County, Tennessee, as Instrument No. 20010202-0010403, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Jon David Jones and wife, Angela L. Jones by Warranty Deed dated 06/15/2012 from Weijie Lu, and wife Xin Liu of record in Instrument 201206200054140, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is unimproved ☐ improved ☒ property know as: 7332 Olmsted Drive, Nashville, TN 37221

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

Karen Y Johnson Davidson County
Batch# 153432 DEEDWARR
10/23/2018 11:02:30 AM 2 pgs
Fees: $13.00 Taxes: $1,517.00
20181023-0104921

Witness my/our hand(s) this the 22nd day of October, 2018.

Jon David Jones

Angela L. Jones

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I, the undersigned, a Notary Public for the County of Williamson and State of Tennessee, do hereby certify that Jon David Jones and Angela L. Jones personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 22nd of October, 2018.

Notary Public

My Commission Expires: 6/22/20

(SEAL)

Judy S. Wells
State of Tennessee Notary Public
Williamson County

True Copy Certification

I, Yvette Meldrum, 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.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature
My Commission Expires 4-11-2020

ANGELA B. WIANT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 04-11-2020