Box 14
31291-8

WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 154595 **DEEDWARR**
10/29/2018 09:07:45 AM 3 pgs
Fees: $18.00 Taxes: $995.30

20181029-0106614

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $269,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF OCTOBER, 2018.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

SHERRI D. HOLLARS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Sept. 22, 2019

THIS INSTRUMENT WAS PREPARED BY
Laura Perry,
Homeland Title, LLC,
1896 General George Patton Drive, Suite 200, Franklin, TN 37067

File No.: HTF18-101311

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Rachel Price	**Movement Mortgage, LLC**	
(NAME) 812 General George Patton Road	(NAME) **8024 Calvin Hall Road**	142-09-0B-812.00-CO
(ADDRESS) Nashville, TN 37221	(ADDRESS) **Indian Land, SC 29707**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED SIXTY-NINE THOUSAND AND NO/100 DOLLARS ($269,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Lauren McClure and husband, Alex Patterson, William Timothy McClure, married, and Billy Dee Allen and Mary Ruth Allen, a married couple, together as tenants in common with right of survivorship,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Rachel Price, an unmarried woman**, HEREINAFTER CALLED THE GRANTEES, 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 Unit No. 812, together with the Carport designated as No. 812-C, as shown on the Plan of Phase One - Lot One - Section Five, River Plantation Condominium Apartments, of record in Plat Book 5200, Pages 145 and 146, Register' s Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Lauren Beth McClure, unmarried and Billy Dee Allen and Mary Ruth Allen, husband and wife as tenants in common with right of survivorship by Warranty deed from Helen Virginia Cantrell Lannom, Trustee of The Frank Gossett Revocable Living Trust and Helen C. Lannom, Fiduciary for Frank Gossett of record in Instrument No. 20130311-0023820 Register's Office for Davidson County, Tennessee, dated March 04, 2013 and recorded on March 11, 2013.

Being the same property conveyed to Lauren McClure, married, William Timothy McClure, married, and Billy Dee Allen and Mary Ruth Allen, a married couple, together as tenants in common with right of survivorship by deed from Lauren Beth McClure, married and Billy Dee Allen and Mary Ruth Allen, together as tenants in common with rights of survivorship by Quitclaim Deed filed of record in Instrument No. 20181026-0106195, Register's Office for Davidson County, Tennessee.

William Timothy McClure has never occupied the said property as his primary residence.

Alex Patterson, husband of Lauren McClure, joins in this conveyance for the sole purpose of conveying any marital interest he may have in the said property.

Lauren Beth McClure and Lauren McClure are one in the same person.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) other matters of public record, (6) Current years property taxes, that have been prorated between Grantor and Grantee, and subsequent years taxes, a lien not yet ascertainable, due or payable.

unimproved ☐
This is improved ☒ property, known as 812 General George Patton Road, Nashville, TN 37221
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my/our hand(s) this the 26th day of October, 2018

Alex Patterson

Lauren McClure

Mary Ruth Allen by Connie A. McClure attorney in fact
Mary Ruth Allen by Connie A. McClure, her attorney in fact

Billy Dee Allen by Connie A. McClure attorney in fact
Billy Dee Allen by Connie A. McClure, her attorney in fact

William Timothy McClure

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson DLC

On this the 26th day of October, 2018, before me personally appeared Lauren McClure, William Timothy McClure and, Alex Patterson, to me this day and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 26th day of October, 2018.

Deanna L Cooper
Notary Public

My Commission Expires: 5/13/2020 (SEAL)

DEANNA L COOPER
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

On this the 26th day of October, 2018, before me personally appeared Connie A. McClure to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Billy Dee Allen and who acknowledged he/she/they executed the same as the free act and deed of the said Billy Dee Allen pursuant to the terms of the power of attorney filed of record in Instrument No. 20181026-0106193 Register's Office for Davidson County, Tennessee, appointment of Successor Power of Attorney filed of record in Instrument No. 20181029-0106612, Register's Office for Davidson County, Tennessee.

Witness my hand and official seal, this the 26th day of October, 2018.

Deanna L Cooper
Notary Public

My Commission Expires: 5/13/2020 (SEAL)

DEANNA L COOPER
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

On this the 26th day of October, 2018, before me personally appeared Connie A. McClure to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Mary Ruth Allen and who acknowledged he/she/they executed the same as the free act and deed of the said Mary Ruth Allen pursuant to the terms of the power of attorney filed of record in Instrument No. **20181026-0106194,** , Register's Office for Davidson County, Tennessee appointment of Successor Power of Attorney filed of record in Instrument No. 20181029-0106613, Register's Office for Davidson County, Tennessee.

Witness my hand and official seal, this the 26th day of October, 2018.

Deanna L Cooper
Notary Public
My Commission Expires: 5/13/2020

(SEAL)

