Karen Y Johnson Davidson County
Batch# 155797 **DEEDWARR**
11/01/2018 12:56:59 PM 2 pgs
Fees: $13.00 Taxes: $1,720.13

20181101-0108335

WARRANTY DEED

2018-1277

April G. Nichols State of Tennessee Notary Public Williamson County

State of Tennessee

County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $464,900.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 10th day of October, 2018.

(Affix Seal) Notary Public

My Commission Expires: 6-30-2019

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
6970 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Nathan Carter 911 Warren Street Nashville, TN 37208	NEW OWNER	09204029000

For and in consideration of the sum of TEN DOLLARS, 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, **Greene & Young Enterprises, LLC**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Nathan Carter, an unmarried man**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

The land with all the buildings and improvements thereon, situated said premises being further described as follows:

Being the Southerly half of Lot No. 21 on the plan of Holt's Addition to Nashville, of record in Book 21, page 33, in the Register's Office for Davidson County, Tennessee. Said Southerly half of Lot No. 21 fronts 25 feet on the Westerly side of Warren side of Warren, formerly Holt Street, and runs back between parallel lines 136 feet, more or less, to an alley. Being the same property conveyed to Linda R. Myers, an unmarried woman by Warranty Deed from Michael Ray, dated November 22, 2013, recorded December 3, 2013, of record in Instrument No. 20131203-0122960, in the Register's Office for Davidson County, Tennessee. Further being in the same property conveyed to Linda R. Myers, unmarried and April L Midgette, unmarried, as tenants in common with a right of surviorship by Quitclaim Deed by and through Linda R. Myers, an unmarried woman and Leslie Garside, Trustee, dated November 22, 2013, recorded December 10, 2013, of record in Instrument No. 20131210-0125179, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Greene & Young Enterprises, LLC from Linda R. Myers, unmarried and April L Midgette, unmarried, as tenants in common with rights of survivorship, by Warranty Deed dated October 19, 2015 and recorded October 21, 2015 in Instrument No. 20151021-0107054, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is(X) improved property know as 911 Warren Street, Nashville, TN 37208.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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 10th day of October, 2018

Greene & Young Enterprises, LLC, By: Richard Allan Young, Managing Member

Greene & Young Enterprises, LLC, By: Jason Cory Greene, Managing Member

State of Tennessee)
County of Davidson)

Before me, the undersigned authority of the state and county mentioned, personally appeared **Richard Allan Young**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Managing Member (or other officer authorized to execute the instrument) of **Greene & Young Enterprises, LLC**, the within named bargainor, and that such Managing Member or officer as such Managing Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the **Greene & Young Enterprises, LLC**, as Managing Member.

Witness my hand and seal this 11th day of October, 2018.

NOTARY SIGNATURE
Notary Expires: 6-30-2019

April G. Nichols
State of Tennessee Notary Public
Williamson County

State of Tennessee)
County of Davidson)

Before me, the undersigned authority of the state and county mentioned, personally appeared **Jason Cory Greene**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Managing Member (or other officer authorized to execute the instrument) of **Greene & Young Enterprises, LLC**, the within named bargainor, and that such Managing Member or officer as such Managing Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the **Greene & Young Enterprises, LLC**, as Managing Member.

Witness my hand and seal this 11th day of October, 2018.

NOTARY SIGNATURE
Notary Expires: 6-30-2019

April G. Nichols
State of Tennessee Notary Public
Williamson County