Karen Y Johnson Davidson County
Batch# 156784 DEEDWARR
11/05/2018 12:46:30 PM 3 pgs
Fees: $18.00 Taxes: $1,609.50
20181105-0109525

WARRANTY DEED

ASHLEY M CAMERON Notary Public Gaston County My Commission Expires 1/7/2020 NORTH CAROLINA

STATE OF North Carolina
COUNTY OF Mecklenburg

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF NOVEMBER, 2017.

Notary Public

MY COMMISSION EXPIRES: 1/7/2020
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Ark Title Group, LLC, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

File No.: ARK170574TN

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Glenn Edward Parrish and Lilabeth Scott Parrish, husband and wife	Glenn Edward Parrish and Lilabeth Scott Parrish, husband and wife	
(NAME) 55 Heath Court West	(NAME) 55 Heath Court West	072-14-2E-002.00-CO
(ADDRESS) Hilton Head Island, SC 29928	(ADDRESS) Hilton Head Island, SC 29928	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Four Hundred Thirty-Five Thousand And No/100 Dollars ($435,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JEFFREY S. KILLEN AND LINDSAY KILLEN, HUSBAND AND WIFE, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GLENN EDWARD PARRISH AND LILABETH SCOTT PARRISH, HUSBAND AND WIFE, 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. 2013 A-2 of the Homes at 2013 Scott Avenue as shown in the Declaration of Covenants, Conditions, and Restrictions for Homes at 2013 Scott Avenue, a horizontal property regime with private elements and no general common elements of record in Instrument No. 20151023-0108005 and amended in Instrument No. 20170817-0084427, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate description of the property.

Being the same property conveyed to Jeffrey S. Killen by General Warranty deed from Keith A. Bolton, an unmarried person of record in Instrument No. 20170630-0065986 Register's Office for Davidson County, Tennessee, dated June 29, 2017 and recorded on June 30, 2017.

Further being a portion of the same property conveyed to Keith A. Bolton by Warranty deed from Alpha One, LLC, a

Tennessee limited liability company of record in Instrument No. 20150407-0030362 Register's Office for Davidson County, Tennessee, dated April 03, 2015 and recorded on April 07, 2015.

unimproved ☐
This is improved ☒ property, known as 2013-B Scott Avenue, Nashville, TN 37206

(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.

WITH THE hereditaments and appurtenances thereunto pertaining, hereby releasing any and all claims to homestead and dower therein.

IT IS THE INTENTION OF THE PARTIES HERETO to hereby create in Grantee a joint tenancy estate with right of survivorship and not as tenants in common.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Jeffrey S. Killen

Lindsay Killen

STATE OF MICHIGAN
COUNTY OF MIDLAND

On this 20 day of NOV, 2017, before me personally appeared Jeffrey S. Killen and Lindsay Killen to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at MIDLAND County, Michigan this 20 day of NOV, 2017.

Commission Expires: 10-13-2018

Notary Public

BEHREND J. SCHOETTKE
NOTARY PUBLIC, STATE OF MI
COUNTY OF BAY
MY COMMISSION EXPIRES Oct 13, 2018
ACTING IN COUNTY OF MIDLAND

True Copy Certification

I, Kathryn Cassidy, 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.

KCassidy

State of NC

County of Mecklenburg

Personally appeared before me, Ashley M Cameron (name of notary), a notary public for this county and state, Kathryn Cassidy (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My commission Expires: 1/7/2022

Notary Seal (if on paper)

ASHLEY M CAMERON
Notary Public
Gaston County
My Commission Expires
1/7/2022
NORTH CAROLINA