Karen Y Johnson Davidson County
Batch# 168090 DEEDWARR
11/28/2018 04:07:30 PM 3 pgs
Fees: $18.00 Taxes: $3,108.00
20181128-0116241

# WARRANTY DEED

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $840,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: May 22, 2019

(AFFIX SEAL)

MICHELLE LEE PEPPERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

**RETURN TO**
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 308125

**THIS INSTRUMENT WAS PREPARED BY**
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Scott Parmenter<br>and<br>Barbara E. Parmenter | New Owner | 18000007300 |
| (NAME) | (NAME) | |
| 6764 Holt Road | | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37211 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Gary A. Taylor and wife, Melody K. Wofford,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Scott Parmenter and Barbara E. Parmenter, 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 Lot No. 2 on the Plan of Holt Hills Subdivision, of record in Plat Book 5050, Page 77 and 78, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Gary A. Taylor and wife, Melody K. Wofford by deed dated May 25, 2006 from Therese Hooks and husband, Lee Hooks of record in Instrument No. 20060530-0062793, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 6764 Holt Road, Nashville, TN 37211
(House Number) (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 hands this **26th** day of **November, 2018.**

Gary A. Taylor

Melody K. Wofford

State of Tennessee
County of Davidson

On this 26th day of November, 2018, before me, a Notary Public, within and for the State and County aforesaid, personally appeared Gary A. Taylor and Melody K. Wofford, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument and that they executed the within instrument for the purposes therein contained as their free act and deed.

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




Notary Public I. Dyke Tatum
My Commission Expires: 5/3/2021

File No.: 18-Par

## CERTIFICATE OF AUTHENTICITY

I, Donald R. Barrett, Jr., 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.

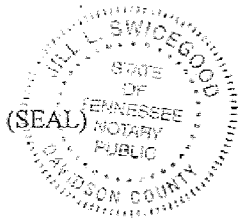
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Donald R. Barrett, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.




(SEAL)

Notary Public

My Commission Expires: July 9, 2022

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