Karen Johnson Davidson County
Batch# 186586 DEEDWARR
01/22/2019 10:46:40 AM 2 pgs
Fees: $13.00 Taxes: $481.00
20190122-0005907

(Space above for Recording Information)

Prepared by:
Continental Title Insurance Co

6320 Highway 41-A, Ste. 200,
Pleasant View, TN 37146

STEVEN RICHARDSON
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF TENNESSEE
COUNTY OF Cheatham
The actual consideration or value for this transfer is $130,000.00

Affiant

Subscribed and sworn to before me, this 18th day of January, 2019.

Notary Public – Steven Richardson
My commission expires: 10-14-2020

Address of New Owner:	Send Tax Bills to:	Tax Information
Brandon Evans 2570 Cedar Springs Rd Nashville, TN 37217	New Owner 1253 Ervin Pace Road Chapmansboro, TN 37035	**149-04-0-160.00**

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **William L. Altom and Ivy E. Altom, Husband and Wife**, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Brandon Evans and Erica Evans, 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. 482 on the Plan of Edge-O-Lake Estates, Section VII of record in Plat Book 3700, Page 79, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description of said Lot.

Being the same property conveyed to William L. Altom and Wife, Ivy E. Altom by Warranty Deed from Joe G. Berridge by Deed dated March 5, 1999, recorded March 9, 1999, Consideration $99,800.00 and filed for record in Book 11376, Page 44, Register's Office for Davidson County, Tennessee.

Subject to all matters appearing on Plat Book 3700, Page 79, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record. The Current year property taxes have been prorated and are being assumed by Grantees herein.

This property is improved property known as 2570 Cedar Springs Rd, Nashville, TN 37217.

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, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind himself/herself, his/her heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 18th day of January, 2019.

William L. Altom

Ivy E. Altom

State Of Tennessee
County Of Cheatham

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William L. Altom and Ivy E. Altom, with whom I am personally acquainted (or proved to me identity based upon satisfactory proof presented), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand in Pleasant View, TN, this January 18, 2019.

Notary Public

My Commission expires:10-14-2020

