Karen Johnson Davidson County
Batch# 207174 DEEDWARR
03/18/2019 03:40:51 PM 2 pgs
Fees: $13.00 Taxes: $872.83
20190318-0024630

21550
THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

WARRANTY DEED

Address New Owner(s):
Barbara Bristow and
Pamela Jones
3016 Harbor Lights Drive
Nashville, TN 37217

Send Tax Bills to:
LEGACY HOME LOANS, LLC
4004 HILLSBORO RD, STE 216B
NASHVILLE, TN 37215

Map/Parcel: 136050A05800CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **Caleb Z. Bedgood and Deidra B. Bedgood, husband and wife**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey all my interest unto **Barbara Bristow, a married woman, and Pamela Jones, an unmarried woman ,** hereinafter called the Grantee(s), its successors 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. 63 on the Plan of Bayview Estates, Phase Two, (a Planned Unit Development) of record in Plat at Instrument No. 20000609-0057633 in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Caleb Z. Bedgood and Deidra B. Bedgood, husband and wife, by Warranty Deed from Jennifer K. Leak, an unmarried person, dated December 28, 2016, and filed in Instrument No. 20170106-0001811, said Register's Office.

THIS conveyance is subject to the Declaration of Covenants, Conditions, Restrictions and By-Laws; all matters as shown on recorded plat and any other existing easements and restrictions of record and all zoning regulations that is applicable.

This is improved property known as: 3016 Harbor Lights Drive, 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 and assigns forever; and we do covenant with 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 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) as on the date shown on the Notary forms.

Caleb Z. Bedgood

Deidra B. Bedgood

STATE OF TENNESSEE DAVIDSON COUNTY ss:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Caleb Z. Bedgood and Deidra B. Bedgood**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 15th day of March, 2019.

Notary Public

My Commission Expires:
3/8/22

OLLIE MAI PARSLEY NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-8-2022

STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer is $235,900.00

Affiant

Subscribed and sworn to before me this 15th day of March, 2019.

Notary Public

My Commission Expires:
3/8/22

OLLIE MAI PARSLEY NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-8-2022