Return To: 19 2139
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027
P19-9779-BW

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 259,500.00.

Alex Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March, 2019.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

TONYA THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

COMMISSION EXPIRES: 9-6-20

Karen Johnson Davidson County
Batch# 207245 DEEDWARR
03/19/2019 09:26:25 AM 2 pgs
Fees: $13.00 Taxes: $960.15

20190319-0024735

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Bowe	Origin Bank	MAP & PARCEL
2153 Blake Drive	1800 N Hudson Ste 2A	173-11-0A-107.00-CO
Antioch, TN 37013	Monroe LA 71201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Tyler LeJeune, married**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Michael R. Bowe, an unmarried person and Alexandra F. Gull, an unmarried person**

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. 86 on the Plan of Section Three, Stanford Village, RS10 Cluster Development of record in Plat at Instrument No. 20011217-0139079, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tyler LeJeune, a single man by Warranty deed from Marianne E. McCall and Todd M. McCall, wife and husband of record in Instrument No. 20151001-0099935 Register's Office for Davidson County, Tennessee, dated September 30, 2015 and recorded on October 01, 2015.

Tiffany LeJeune joins in this conveyance for the purpose of conveying all right, title and interest she might have in and to the above described property as spouse of Tyler LeJeune.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is ( ) UNIMPROVED
(X) IMPROVED property known as **2153 Blake Drive, Antioch, TN 37013.**

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 our hands this the 14 day of March, 2019.

Tyler LeJeune

Tiffany LeJeune

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal this the 14 day of March, 2019.

My Commission expires: 2-20-11
Feb. 2020, 11th day

Notary Public

Heather VanWagoner STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXP. FEB. 11, 2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tiffany LeJeune, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 14 day of March, 2019.

My Commission expires: 2-20-11
Feb, 2020, 11th day

Notary Public

Heather VanWagoner STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXP. FEB. 11, 2020