Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

WARRANTY DEED

Karen Johnson Davidson County
Batch# 215325 **DEEDWARR**
04/09/2019 08:43:37 AM 2 pgs
Fees: $13.00 Taxes: $2,682.32

20190409-0032038

VIRGINIA ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES NOVEMBER 8, 2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $724,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5th DAY OF April, 2019.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dwight P. Wiles, Trustee	New Owner	
(NAME) 900 Divison St.	(NAME)	129 10 0 064.00
(ADDRESS) Nashville, TN 37203	(ADDRESS)	
(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, WE, **DANIEL K. BILLINGSLEY, TRUSTEE OF THE DANIEL K. BILLINGSLEY REVOCABLE LIVING TRUST AGREEMENT DATED NOVEMBER 8, 2018**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DWIGHT P. WILES, TRUSTEE OF THE 6670 CLEARBROOK TRUST, DATED APRIL 5, 2019,** 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. 33 on the Plan of West Meade Park, Inc., Section One of record in Plat Book 2900, Page 103 and 104, 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 by Quitclaim Deed from Daniel K. Billingsley, unmarried to Daniel K. Billingsley, Trustee, Daniel K. Billingsley Revocable Living Trust Agreement dated November 8, 2018, as recorded on the 13th day of November, 2018 in Instrument No. 20181113-0111380; Warranty Deed from Brian S. Perkerson and Andra Perkerson, husband and wife to Daniel K. Billingsley, unmarried, as recorded on the 6th day of February, 2017 in Instrument No. 20170206-0012027 and Warranty Deed from Margaret G. Schmechel, married to Brian S. Perkerson and Andra Perkerson, husband and wife, as recorded on the 2nd day of June, 2016 in Instrument No. 20160602-0055472, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved _
This is improved x property, known as 6670 Clearbrook Dr., Nashville, TN 37205
(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 hand this 5 day of April, 2019

DANIEL K. BILLINGSLEY REVOCABLE LIVING TRUST AGREEMENT DATED NOVEMBER 8, 2018

BY: Daniel K Billingsley

DANIEL K. BILLINGSLEY, TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Daniel K. Billingsley with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Trustee of the Daniel K. Billingsley Revocable Living Trust Agreement dated November 8, 2018, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand and official seal this 5th day of April, 2019.

Commission expires:

Notary Public

My Commission Expires November 5, 2019