

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

Karen Johnson Davidson County
Batch# 219810 DEEDWARR
04/18/2019 02:22:30 PM 3 pgs
Fees: $18.00 Taxes: $851.00
20190418-0035955

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $230,000.00.

Affiant

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

Notary Public
My commission expires: 5/17/21

06-1904-77170

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Barbara Ruth Gibson Stephens 219 Cima Dr Goodlettsville TN 37072	NEW OWNER	026-09-0-034.00

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, **Jeffrey Gordon Layhew, unmarried**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Barbara Ruth Gibson Stephens, Trustee of the Barbara Ruth Gibson Stephens Trust uad October 9, 2015**, hereinafter called the Grantees, their 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. 25, on the Plan of Section 5, Clark Place, of record in Book 2331, Page 159, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Larry W. Sharp and wife, Mary Sharp by deed from Lori D. Atchley, unmarried, D/B/A RCW Contractors, dated April 18, 1997, recorded April 21, 1997, of record in Book 10422, Page 606, Register's Office for Davidson County, Tennessee. The said Larry W. Sharp having predeceased Mary Sharp and the said Mary Sharp having since died in 2009. The Last Will and Testament of Mary McCloud Sharp of record in Volume No. 10P39, Davidson County Probate Court Clerk's Office devised subject property to Old Hickory Church of God, Jeffrey Gordon Layhew, Linda Diane Edwards, and Rosemary Davenport.

Further being the same property conveyed to Jeffrey Gordon Layhew, unmarried by Quitclaim Deed from Rosemary Davenport, dated November 19, 2010, recorded November 30, 2010, of record in Instrument No. 20101130-0095001, Register's Office for Davidson County, Tennessee.

Also, being the same property conveyed to Jeffrey Gordon Layhew, unmarried by Quitclaim Deed from Old Hickory Church of God, dated November 19, 2010, recorded November 30, 2010, of record in Instrument No. 20101130-0095000, Register's Office for Davidson County, Tennessee.

Also, being the same property conveyed to Jeffrey Gordon Layhew, unmarried by Quitclaim Deed from Linda Diane Edwards, dated November 19, 2010, recorded November 30, 2010, of record in Instrument No. 20101130-0094999, Register's Office for Davidson County, Tennessee.

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.

This property is improved property known as 219 Cima Dr, Goodlettsville, TN 37072.

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. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our 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 April, 2019.

Jeffrey Gordon Layhew

Jeffrey Gordon Layhew

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Jeffrey Gordon Layhew**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 18th day of April, 2019.

Notary Public
State of Tennessee at Large

My Commission expires: 5/17/21

JASON C. NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

TRUE COPY CERTIFICATION

I, Jason Nguyen, 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.

Jason Nguyen

State of Tennessee

County of Wilson

Personally appeared before me, Cheri D. Bayer, a notary public for this county and state, Jason Nguyen, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Cheri D. Bayer

My commission expires: 12/20/2020

Notary Seal:

