Karen Johnson Davidson County
Batch# 223509 **DEEDWARR**
04/29/2019 03:40:25 PM 2 pgs
Fees: $13.00 Taxes: $904.65

20190429-0039424

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2022

19-0120

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $244,500.00.

Affiant

Subscribed and sworn to before me this 26TH day of April, 2019.

Carmen Coats
Notary Public

My Commission Expires:_____

Address of New Owner:	Send Tax Bills to:	Tax Information:
Charles Frederick Callihan, II	JP MORGAN CHASE BANK	
2100 Jones Avenue	1111 POLARIS PKWY	071-08-0-135.00
Nashville, TN 37207	COLUMBUS, OH 43240	

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

CC

Mile Life Home, Inc., a Colorado corporation,

hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto

Charles F Callihan, II, an unmarried man,

hereinafter called the GRANTEE, his heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 150 on the plan of Joywood Heights, Section One of record in Plat Book 1130, Page 91, as amended in Book 1518, Page 183, 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 Mile Life Home, Inc., by Warranty Deed dated November 14, 2018 from Music City Holdings, LLC, a Texas limited liability company, recorded November 16, 2018 at Instrument No. 20181116-0113031, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **2100 Jones Avenue, Nashville, TN 37207.**

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest, thereto belonging to the said GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 25th day of April, 2019.

Mile Life Home, Inc., a Colorado corporation

By: _____
Jody Hagen
Its: President and Authorized Agent

STATE OF Colorado

COUNTY OF Jefferson

Personally appeared before me, the undersigned, a notary public in and for said county and state, Jody Hagen, with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be the President and Authorized Agent of Mile Life Home, Inc., a Colorado corporation, the within named bargainor, and that he as such President and Authorized Agent, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation by himself as such President and Authorized Agent.

Witness my hand and official seal at Conifer, Colorado, this 25th day of April, 2019.

_____
Notary Public

My Commission Expires: 6-12-22

ANGELA BAILEY
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20184024541
MY COMMISSION EXPIRES 06/12/2022