Name and Address of New Owner:
Cory W. Medlin
13 Fox Vale Lane
Nashville, TN 37211

Send Tax Bills To:
Cory W. Medlin
13 Fox Vale Lane
Nashville, TN 37211

This Instrument Prepared By:
Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville, TN 37212

Map & Parcel No: 17700001200

Karen Johnson Davidson County
Batch# 225779 DEEDWARR
05/03/2019 12:29:30 PM 3 pgs
Fees: $18.00 Taxes: $2,423.50
20190503-0041651

**RETURN TO**
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 366387

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Robert L. West, Jr. and Sondra W. West, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Cory W. Medlin and Betty Jane Kincaid Medlin, husband and wife,** "the Grantee ," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 7, on the Final Plat Lot 7, Fox Hollow Farms, Fox Hunt Pointe, of record in Plat Book 11190 Page 95, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert L. West, Jr. and Sondra W. West, husband and wife by Special Warranty Deed from Dalamar Homes, LLC, a Tennessee Limited Liability Company dated March 15th 2016 and recorded March 18th 2016 of record in Instrument No. 20160318-0025991 in the said Register's Office, Davidson County, Tennessee.

This conveyance is subject to the current year's property taxes which have been paid and prorated, subsequent years taxes are assumed by the Grantees, including Rollback taxes, if any, all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 26th day of April, 2019.

_____(SEAL)
Robert L. West, Jr.

_____(SEAL)
Sondra W. West

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of April, 2019, before me personally appeared Robert L. West, Jr. and Sondra W. West, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 26th day of April, 2019.

_____
Notary Signature
My commission expires:

GREG FAIRBETTER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY Commission Expires NOV. 8, 2021

**AFFIDAVIT OF VALUE**

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$655,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this
26th day of April, 2019.

_____
Notary Public
My commission expires: May 22, 2019
File No. 19-220

MICHELLE LEE PEPPER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

## CERTIFICATE OF AUTHENTICITY

I, Donald R. Barrett, Jr., 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.

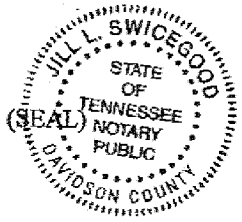
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Donald R. Barrett, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.




(SEAL)

Notary Public

My Commission Expires: July 9, 2022

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