THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203
P19-25890

Karen Johnson Davidson County
Batch# 231539 DEEDWARR
05/17/2019 10:54:30 AM 3 pgs
Fees: $18.00 Taxes: $1,813.00
20190517-0046708

TAMMY TANNER NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 06-21-2022

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 490,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF MAY, 2019.

Notary Public

MY COMMISSION EXPIRES: 6-21-2022

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jordan Yoder and Katherine Steinhardt	Pinnacle Bank	
419 Avondale Circle	15025 Ballantyne Pkwy	08310037200
Nashville, TN 37206	Charlotte NC 28277	
(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, **David M. Mansfield and wife, Brianne M. Wesolowski,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jordan Yoder and wife, Katherine Steinhardt,**
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. 113 on the Plan of McEwen Place of record in Plat Book 332, Page 133, 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 David M. Mansfield and Brianne M. Wesolowski, husband and wife by Warranty deed from Tyler J. Ward and Analee C. Ward, husband and wife of record in Instrument No. 20160509-0045526 Register's Office for Davidson County, Tennessee, dated May 06, 2016 and recorded on May 09, 2016.

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 IMPROVED property known as **419 Avondale Circle, Nashville, TN 37206.**

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 16th day of May, 2019.

David M. Mansfield

Brianne M. Wesolowski by David M. Mansfield, Attorney-in-Fact

Brianne M. Wesolowski by David M. Mansfield, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **David M. Mansfield** 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 16th day of May, 2019.

My Commission expires: March 3, 2020

Notary Public

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, **David M. Mansfield,** to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument on behalf of **Brianne M. Wesolowski** and who acknowledged that he executed the same as the free act and deed of **Brianne M. Wesolowski.**

Witness my hand and official seal this the 16th day of May, 2019.

My Commission expires: March 3, 2020

Notary Public

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

