RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

WARRANTY DEED

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $475,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of May, 2019.

Notary Public

MY COMMISSION EXPIRES: 8-20-2019
(AFFIX SEAL)

Karen Johnson Davidson County
Batch# 231752 DEEDWARR
05/20/2019 08:30:23 AM 2 pgs
Fees: $13.00 Taxes: $1,757.50

20190520-0047020

THIS INSTRUMENT WAS PREPARED BY
Southland Law Group, PLLC
7101 Executive Center Dr., Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Joshua Allen Jenkins and Stephanie Simpson Jenkins 617 Treeline Court Nashville, TN 37221	New Owner	155-03-0D-020.00-C

For and in consideration of the sum of Ten AND NO/100 Dollars ($10.00), cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Nicholas Gold and Ashley Gold, husband and wife, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Joshua Allen Jenkins and Stephanie Simpson Jenkins, husband and wife, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No(s) 20 as shown on the map entitled Revision of Lots 18, 20, 21, 22 Allens Green First Revision, Section 2, of record in Instrument No. 20001204-0118883, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Nicholas Gold by Warranty Deed from Zaring Homes, Inc., dated May 30, 1997 and recorded June 05, 1997 of record in Book 10480, Page 988, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is unimproved ☐ improved ☒ property know as: 617 Treeline Court, Nashville, TN 37221

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/our hand(s) this the 17th day of May, 2019.

Nicholas Gold

Ashley Gold

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Nicholas Gold and Ashley Gold with whom I am personally aquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal, this the 17th of May, 2019.

Notary Public

My Commission Expires: 10/3/21

(SEAL)

