Karen Johnson Davidson County
Batch# 238913 DEEDWARR
06/05/2019 09:57:55 AM 3 pgs
Fees: $18.00 Taxes: $1,054.50
20190605-0053655

This Instrument Prepared By:
Larry K. Tolbert, Attorney at Law
425 West College Street
Murfreesboro, Tennessee 37130

ADDRESS NEW OWNER:
Geoffrey Robert Burns Herring
Kimberly Dawn Herring
3131 Bishop Street
Murfreesboro, TN 37129

SEND TAX BILL TO:
New Owner

MORTGAGEE:
N/A

MAP/PARCEL NUMBER:
146-16-0-191.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES," and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **MARTIN P. BROCK, married,** hereinafter called the "GRANTOR," has bargained and sold, and by these presents, does transfer and convey unto, **GEOFFREY ROBERT BURNS HERRING AND KIMBERLY DAWN HERRING, husband and wife,** 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:

Being all of **Lot No. 172, on the Plan of Brentwood Hall, Section VI,** as according to plat and survey of same appearing of record in Book 2331, page 20, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Martin B. Brock, a married man, by Warranty Deed dated January 4, 2013, of record in Instrument No. 20130131-0010180, Register's Office of Davidson County, Tennessee.

The captioned property is subject to matters on plat of record in Book 2331, page 20, Register's Office of Davidson County, Tennessee.

The captioned property is subject to restrictive covenants, easements and setback lines that are applicable to the above described property and of record; and to all zoning and subdivision restrictions of the appropriate governmental body.

This is improved property known as 498 Oakley Drive, Nashville, Tennessee 37220.

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, GRANTOR does covenant with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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.

Lisa A. Brock, spouse of Grantor, joins in this conveyance for the purpose of releasing any interest she may have in the captioned parcel by virtue of marriage or otherwise.

PAULA TROUTT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires Mar. 2, 2021

WITNESS OUR HANDS this 4th day June, 2019.

MARTIN P. BROCK

LISA A. BROCK

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **LISA A. BROCK,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office this 1 day of June, 2019.

NOTARY PUBLIC
My Commission Expires: 3-2-21

STATE OF TENNESSEE)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **MARTIN P. BROCK,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office this 4TH day of June, 2019.

NOTARY PUBLIC
My Commission Expires: 2-17-20

LARRY K. TOLBERT
Notary Public At Large
RUTHERFORD COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

The actual value or consideration, whichever is greater, for this transfer is **$285,000.00.**

AFFIANT

Subscribed and sworn to before me on this 4th day of June, 2019.

NOTARY PUBLIC
My Commission Expires: 2-17-20

