Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc
[illegible]ichard Jones Rd., Ste 203-A
e. TN 37215

Karen Johnson Davidson County
Batch# 240205 DEEDWARR
06/07/2019 09:22:24 AM 2 pgs
Fees: $13.00 Taxes: $1,378.25

20190607-0054554

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $372,500.00

[illegible]
Affiant

Subscribed and sworn to before me, this 3rd day of June, 2019

Notary Public
My commission expires: _____

MCKENZIE TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 17, 2020

Address of New Owner:	Send Tax Bills to:	Tax Information
Joshua Robinson 3103 Southlake Dr Nashville, TN 37211	NEW OWNER	119-15-0-013.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Terry Kemp and Tammy Kemp,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Joshua Robinson and Sarah Robinson, husband and wife** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of Section Two, Southlake, of record in Book 2083, page 84, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Terry L. Kemp and wife, Tammy L. Kemp, by Warranty Deed from Gerry D. Thomas and wife, Christy M. Thomas, dated June 29, 2001 of record as Instrument No. 20010731-0081083, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 3103 Southlake Dr, Nashville, TN 37211

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 3rd day of June, 2019.

Terry Kemp

Tammy Kemp

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Terry Kemp and Tammy Kemp,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 3rd day of June, 2019.

Notary Public

My Commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FILE NO: 2019056258