(1)

Karen Johnson Davidson County
Batch# 240253 DEEDWARR
06/07/2019 10:13:19 AM 2 pgs
Fees: $13.00 Taxes: $1,864.80

20190607-0054647

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

The actual consideration or value, whichever is greater, for this transfer is $504,000.00

Affiant

Subscribed and sworn to before me, this 21st day of May, 2019

Notary Public - Larry N. Westbrook

My commission expires: 4/6/2021

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
7065 Moores Lane, Suite 100
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
WillCam Properties, LLC		**10509045800**
504 Lake Valley Court	NEW OWNER	
Franklin, TN 37069		

FOR AND IN 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 ACKNOWLEDGE, WE,

Meredith L. Seeley, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Willcam Properties, LLC, a Tennessee limited liability company

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. 1, on the plan of Section Ninety-five Edgehill Estates, which plat is of record in Book 4715, page 177, Register's Office for Davidson County, Tennessee, to which record reference is hereby made for a more complete description.

Being the same property conveyed to Meredith L. Seeley, a married woman, by Warranty Deed from Hilary Hoover, an unmarried woman, dated November 21, 2017, of record in Instrument No. 20171122-0119807, Register's Office for Davidson County, Tennessee. Subject property has never been the principal residence for said Grantor nor any of her heirs and/or assigns.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Restrictions of record in Book 4220, page 723, Book 5679, page 876, said Register's Office.

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (_X_) unimproved (_____) property known as 1807 Hillside Avenue, Nashville, TN 37203.

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 in 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.

Meredith L. Seeley Date: 5/21/19

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, a Notary Public of said County and State, Meredith L. Seeley, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of May 2019.

NOTARY PUBLIC

My Commission Expires: 9/2/21

MARK B. LEEDOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON