Box 14
G32072-4

WARRANTY DEED	State of Tennessee County of Davidson
Karen Johnson Davidson County Batch# 245271 DEEDWARR 06/19/2019 09:32:47 AM 2 pgs Fees: $13.00 Taxes: $1,191.40 20190619-0058903	The actual consideration or value, whichever is greater, for this transfer is **$322,000.00** Affiant Subscribed and sworn to before me, this the 18th day of June, 2019. Notary Public My commission expires: 11/9/21 (AFFIX SEAL)

ANDREW THOMAS WOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Michelle L. Stopa John R. Williams	Movement Mortgage, LLC	072-11-0-245.00
2206 Burns Street	8024 Calvin Hall Rd	
Nashville, TN 37216	Indian Land, SC 29707	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

John T. Gregath and wife, Kay Gregath

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

Michelle L. Stopa, an unmarried woman and John R. Williams, an unmarried man, as joint tenants with rights of survivorship

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. 52, on the Plan of W. J. Myers Subdivision Map showing subdivision of Lots 5, 8, 9, and Part of No. 12 in Maxeys Addition to Brownsville, of record in Plat Book 21, Page 79, and in Plat Book 332, Page 66, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to John T. Gregath aka John Timothy Gregath and wife, Kay Gregath aka Lawana Kay Gregath by Warranty Deed dated October 29, 2006, from Janet McRae and Michele Davis of record in Instrument No. 20061023-0130768, said Register's Office for Davidson County, Tennessee.

This instrument is being executed on behalf of Lawana Kay Gregath pursuant to a Limited Power of Attorney executed by her on the 29th day May, 2019, of record in Instrument No. 20190619-0058902 Register's Office for Williamson County, Tennessee

THE conveyance of the above described parcel of land is subject to the following:

1) **The Plan of record in Book 21, Page 79, and in Plat Book 332, Page 66, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.**

2) **Taxes for the current year which have been prorated and assumed by the Grantee(s) herein and for the subsequent years, not yet due and payable.**

This is improved property, known as 2206 Burns Street, Nashville, TN 37216

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 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 **18th** day of **June, 2019.**

John T. Gregath

Lawana Kay Gregath aka Kay Gregath
By John Timothy Gregath, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **John T. Gregath,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **18th** day of **June, 2019.**

Notary Public

My Commission Expires: 1/17/21

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named **John Timothy Gregath,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-In-Fact for **Lawana Kay Gregath,** and that he as such Attorney-In-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Lawana Kay Gregath,** for the purpose therein contained, by signing the name of **Lawana Kay Gregath,** by himself as Attorney-In-Fact.

Witness my hand and official seal at Nashville, Tennessee, this **18th** day of **June, 2019.**

Notary Public

My Commission Expires: 1/17/21

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY