Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 245325 DEEDWARR
06/19/2019 10:31:18 AM 2 pgs
Fees: $13.00 Taxes: $980.50
20190619-0058975

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $265,000.00.

Affiant

Subscribed and sworn to before me, this 17th day of June, 2019.

Notary Public
My commission expires: 9/1/20

JEFFREY LEE BROTHERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

02-1903-50636

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Jackson R. Cooper	Churchill Mortgage Corporation	147-01-0-188.00
624 Harding Place	761 Old Hickory Blvd, Ste 400	
Nashville TN 37211	Brentwood, TN 37027	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Craig A. Johnson and Kimberly K. Johnson, husband and wife**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Jackson R. Cooper, unmarried**, hereinafter called the Grantees, their successors 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. 276, on the Plan of Section Two, Caldwell Hall, of record in Book 2900, Page 96, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Craig A. Johnson and Kimberly K. Johnson, husband and wife by deed from Douglas A. Brooks, a married man, dated June 10, 2016, recorded June 16, 2016, of record in Instrument No. 20160616-0061046, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 624 Harding Place, 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 14 day of June, 2019.

Craig A. Johnson

Craig A. Johnson

Kimberly K. Johnson

Kimberly K. Johnson

STATE OF Florida

COUNTY OF Sarasota

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Craig A. Johnson and Kimberly K. Johnson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Sarasota (city), FL, this 14 day of June, 2019.

Arlene Alonso

Notary Public

My Commission expires: 9-25-2020

Arlene Alonso
Notary Public, State of Florida
Commission No.GG 19777
My Commission Expires: 09/25/20