PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Karen Johnson Davidson County
Batch# 263841 DEEDWARR
07/30/2019 10:03:17 AM 2 pgs
Fees: $13.00 Taxes: $3,933.10
20190730-0074848

return to: DLO Title, LLC
101 SE Parkway Court, Ste 220
Franklin, TN 37064-3982

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Christy Wilkins Ivey *Percy Wilkins, Jr. (1933-2017)*

W & I Ref: (DM) Title No.: 60543
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Charles W. Young IV Amanda Walker Young 2215 Belmont Blvd Nashville, TN 37212	New Owner

TAX MAP PARCEL NUMBERS: 10416014700

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$1,063,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gary T. Henry and Pamela S. Henry, husband and wife,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Charles W. Young IV and Amanda Walker Young, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the North half of Lot no 154 on the Plan of Belmont Land Co.'s Plan of record in Book 421, page 34, Register's Office for said County.

Said North half of Lot 154 fronts 50 feet on the westerly margin of Belmont Boulevard and extends back between parallel lines 175 feet to an alley.

Being the same property conveyed to Gary T. Henry and Pamela S. Henry, husband and wife, by Warranty Deed from John Ray Clemmons and wife, Tamara Baxt Clemmons dated January 25, 2013 and recorded on June 27, 2013, of record in Inst. No. 20130627-0066315, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2019, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Book 421, page 34, said Register's Office.

This is improved property, known as 2215 Belmont Boulevard, Nashville, TN 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 22nd day of July, 2019.

Gary T. Henry

Pamela S. Henry

State of Tennessee

County of Davidson

On this 22nd day of July, 2019, before me the undersigned authority, personally appeared Gary T. Henry and Pamela S. Henry, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary

State of Tennessee

County of ~~Davidson~~ Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $1,063,000.00.

Affiant

Sworn and subscribed before me this 22nd day of July, 2019.

Notary

My Commission Expires: 4-23-23

BROOKE SHOAF STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY