WARRANTY DEED

Karen Johnson Davidson County
Batch# 268462 DEEDWARR
08/07/2019 04:09:30 PM 3 pgs
Fees: $18.00 Taxes: $518.00
20190807-0078731

Address New Owners as:	Tax Bill To:	Map / Parcel
Brenda M. Carter 712 Oak Creek Drive Antioch, Tennessee 37013	New Owner	149-02/0/060.00

This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination.

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Marsha Lynn Thornton, unmarried, and Albert E. Thornton, married, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Brenda M. Carter, (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

BEING Lot No. 109 on the Final Plat of Oakwood Subdivision, Phase One, of record in Book 6900, Page 935, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

The subject property is improved property commonly known as 712 Oak Creek Drive, Antioch, Tennessee.

Being the same property conveyed to Marsha Lynn Thornton, unmarried, and Albert E. Thornton, married, from John R. McKee and wife, Lisa L. McKee, by Warranty Deed of record in Book 10877, Page 297, Register's Office for Davidson County, Tennessee.

This is real property located on 712 Oak Creek Drive, Antioch, Tennessee 37013.

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

The actual consideration or value, whichever is greater for this transfer is $140,000.

Affiant

Subscribed and sworn to before me
this 31st day of July, 2019.

Notary Public

My Commission Expires: 6/11/2023



TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors further covenant and bind themselves, their heirs, and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 31st day of July, 2019.

Albert E. Thornton

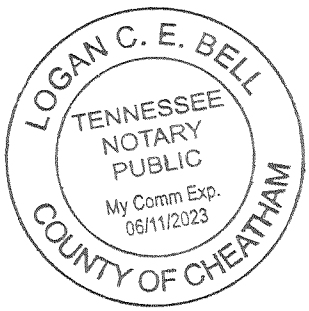
Marsha L. Thornton

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared Albert E. Thornton and Marsha L. Thornton, the bargainors, 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 seal, at Nashville, Tennessee, this 31st day of July 2019

Notary Public

My Commission Expires: 6/11/2023



True Copy Certification

I, Christopher M. Corriveau, do hereby make oath that I am a licensed attorney and /or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

