Karen Johnson Davidson County
Batch# 269418 DEEDWARR
08/09/2019 11:06:54 AM 2 pgs
Fees: $13.00 Taxes: $630.85
20190809-0079500

Warranty Deed

MELANIE HARPER STATE OF TENNESSEE NOTARY PUBLIC County of Rutherford	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is ~~$175,000.00~~ 170,500.00 (MH) Affiant Subscribed and sworn to before me, this the 31st day of July, 2019. Notary Public My commission expires: 9/19/21

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Donna Meriweather	Franklin Synergy Bank	149-08-0-081.00
603 Alison Court	722 Columbia Ave	
Nashville, TN 37217	Franklin, TN 37064	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CHRISTOPHER O'CONNOR, A SINGLE MAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DONNA MERIWEATHER AMD REUBEN L. MERIWEATHER, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 33B on the Plan of Revised zone Lot Division Lot No.s, 10-16 and 18-43, Edge-O-Lake, Section 21 of record in Plat Book 6250, Page 111, amended in Plat Book 6900, page 256, and as further amended in Plat Book 7351, page 611, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Christopher O'Connor, a single man by Warranty deed from Ngoan Van Nguyen, married of record in Instrument No. 20130807-0082736 Register's Office for Davidson County, Tennessee, dated August 02, 2013 and recorded on August 07, 2013.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 603 Alison Court, Nashville, TN 37217, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 31st day of July, 2019.

Christopher O'Connor

STATE OF ~~TENNESSEE~~ MI
COUNTY OF ~~DAVIDSON~~ Antrim

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Christopher O'Connor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

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

Suzetta M. Summers
Notary Public

My Commission Expires: _____

SUZETTA M SUMMERS
Notary Public - State of Michigan
County of Grand Traverse
My Commission Expires Feb 8, 2025
Acting in the County of Antrim