Karen Johnson Davidson County
Batch# 274199 DEEDWARR
08/20/2019 02:17:30 PM 3 pgs
Fees: $18.00 Taxes: $1,498.50
20190820-0083587

Prepared by:

615 Title, LLC
807 Bradford Avenue
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF

The actual consideration or value, whichever is greater, for this transfer is $405,000.00.

Michelle Pepper
Affiant

Subscribed and sworn to before me this 15th day of August, 2019.

Notary Public
My Commission Expires: 10/31/2020

TONJA BARRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 482905

2019-136

Address of New Owner:	Send Tax Bills to:	Tax Information:
Robert Luke Love	New Owner	
424 Patina Circle		091-14-0B-012.00-CO
Nashville, TN, 37209		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Leslie Curry-Johnson now known as Leslie Curry Bay, married

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Robert Luke Love, an unmarried man

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Final Subdivision Plat, First Revision, Patina, a Traditional Neighborhood Development of record in Plat at Instrument No. 20040707-0080650, 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 Leslie Curry-Johnson, an unmarried woman by Warranty deed from Christopher J. Keefer and wife, Stephanie A. McAbee of record in Instrument No. 20081223-0122399 Register's Office for Davidson County, Tennessee, dated December 11, 2008 and recorded on December 23, 2008. Leslie Curry- Johnson and Leslie Curry Bay being one and the same.

Dale Bay, husband of Leslie Curry Bay, joins in the execution of this instrument to convey any interest in subject property, marital or otherwise.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **424 Patina Circle, Nashville, TN 37209.**

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 and assigns, forever; and we do covenant with 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

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 our hands this 15th day of August, 2019.

Leslie Curry Bay

Dale Bay

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leslie Curry Bay and Dale Bay, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of August, 2019.

Notary Public
My Commission Expires: 6/13/2022

D. SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Donald R. Barrett, Jr., 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.

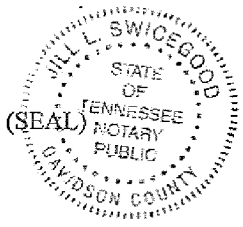
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Donald R. Barrett, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



(SEAL)

Notary Public

My Commission Expires: July 9, 2022

900