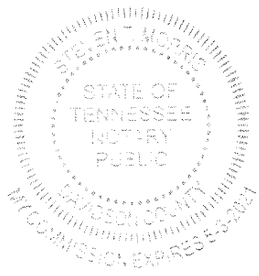
Karen Johnson Davidson County
Batch# 274837 DEEDWARR
08/21/2019 03:15:30 PM 3 pgs
Fees: $18.00 Taxes: $1,402.30
20190821-0084127

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $379,000.00. Affiant Subscribed and sworn to before me, this the 19th day of August, 2019. Notary Public My commission expires: 5-3-21

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:
Chris Ray Dollahite	79 M BANK	095-10-0-070.00
522 Wanda Drive	10 CADILLAC DR, STE 150	
Nashville, TN 37210	BRENTWOOD, TN 37027	

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, **TIMOTHY M. MALLON AND SHANNALEE T. MALLON, A MARRIED COUPLE**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHRIS RAY DOLLAHITE**, **A SINGLE MAN**, 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: CRD

Land in Davidson County, Tennessee, being Lot No. 130 on the Plan of Elm Hill Acres, Section No. II of record in Plat Book 2331, Page 68, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning on the Westerly margin of Wanda Drive at the corner of Lots Nos. 129 and 130; thence with the line between said two lots, Westerly 228.4 feet; thence North 46 degrees 55 Minutes West 75.4 feet to a concrete monument; thence North 34 degrees 41 Minutes East 30.3 feet to the corner of Lots Nos. 130 and 131; thence with the line between said two lots, Eastwardly 266 feet to the Westerly margin of said Wanda Drive; thence with the same, Southwardly 65 feet to the beginning.

Being the same property conveyed to Timothy M. Mallon and Shannalee T. Mallon, husband and wife by Warranty deed from Johnny M. Maynard and wife, Judith Maynard of record in Instrument No. 20170706-0067774 Register's Office for Davidson County, Tennessee, dated June 30, 2017 and recorded on July 06, 2017.

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 522 Wanda Drive Nashville, TN 37210, 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 19th day of August, 2019.

Timothy M. Mallon

Shannalee T. Mallon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of August, 2019, before me personally appeared Timothy M. Mallon and Shannalee T. Mallon, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 16TH day of August, 2019.

Notary Signature
My commission expires: 5-3-21

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

True Copy Certification

I, **Angie Lawless**, 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.

Signature

State of **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022