THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow, Corp.
2 Cadillac Drive
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 275625 DEEDWARR
08/23/2019 09:04:33 AM 2 pgs
Fees: $13.00 Taxes: $4,939.50

20190823-0084866

KIM MURRAY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,335,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF August, 2019.

Notary Public

MY COMMISSION EXPIRES: 3/28/22

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis W. Clark	New Owner	MAP
1320 Duncanwood Court		PARCEL 131-08-0M-011.00-CO
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **George Edward Mock and Kathleen Mary Mock, Co-Trustees of the Mock Family Trust u/a September 25, 1995, as amended**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Dennis W. Clark, A Single Man**

HEREINAFTER CALLED THE GRANTEES, 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. 11 on the Plan of Duncanwood, Phase II, of record in Instrument No. 20121018-0095689, 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 George E. Mock, Jr. and wife, Kathleen Mock, and Phillip Miller by Warranty Deed from Carbine and Associates, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20150107-0001847, Register's Office for Davidson County, Tennessee, dated January 02, 2015 and recorded on January 07, 2015.

Being the same property conveyed to George E. Mock, Jr. and Kathleen Mock, husband and wife by Quitclaim Deed from Phillip Miller, married, of record in Instrument No. 20150420-0035132, Register's Office for Davidson County, Tennessee, dated April 14, 2015 and recorded on April 20, 2015.

Being the same property conveyed to George Edward Mock and Kathleen Mary Mock, Co-Trustees of the Mock Family Trust u/a September 25, 1995. by Quitclaim Deed from George Edward Mock and spouse, Kathleen Mary Mock, of record in Instrument No. 20161227-0135549, Register's Office for Davidson County, Tennessee, dated December 08, 2016 and recorded on December 27, 2016, and Affidavit of George E. Mock recorded on October 05, 2017 of record in Instrument No. 20171005-0102369, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **1320 Duncanwood Court, Nashville, TN 37204.**

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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and 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 hand(s) this the 22nd day of August, 2019.

George Edward Mock and Kathleen Mary Mock, Co-Trustees of the Mock Family Trust u/a September 25, 1995

George Edward Mock Co-Trustee
George Edward Mock, Co-Trustee

George Edward Mock
George Edward Mock, Individually

Kathleen Mary Mock, Co-Trustee
Kathleen Mary Mock, Co-Trustee

Kathleen Mary Mock
Kathleen Mary Mock, Individually

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **George Edward Mock and Kathleen Mary Mock** with whom I am personally acquainted and who upon his oath acknowledged themselves to be the **Trustees** of the **George Edward Mock and Kathleen Mary Mock, Co-Trustees of the Mock Family Trust u/a September 25, 1995** the within named bargainors, and Trust, and that they as such Trustees being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **George Edward Mock and Kathleen Mary Mock** as such **Trustees**.

Witness my hand and seal this the 22nd day of August, 2019.

My Commission expires 11/3/20

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **George Edward Mock** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 22nd day of August, 2019.

My Commission expires 11/3/20

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kathleen Mary Mock** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 22nd day of August, 2019.

My Commission expires 11/3/20

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY