Karen Johnson Davidson County
Batch# 276199 DEEDWARR
08/26/2019 09:01:30 AM 3 pgs
Fees: $18.00 Taxes: $943.50
20190826-0085285

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd. Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $255,000.00

April W. Hickman
Affiant

Subscribed and sworn to before me, this 25th day of July, 2019

Notary Public
My commission expires: 2/20/23

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Marc Bagley	GUARANTEED RATE, INC.	095-16-0-024.00
2702 Nodyne Dr	3940 N RAVENSWOOD	
Nashville, TN 37214	CHICAGO, ILLINOIS 60613	095-16-0-024.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Heelan H. Barlow and Howard Barlow,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **MARC D BAGLEY AND ALAYNA BRENMAN, HUSBAND AND WIFE,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, Being Lot No. 53 on the Plan of Perry Heights, of record in Book 2900, page 18, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Said lot fronts 49.1 feet on the northerly side of the turn-around of Nodyne Drive and runs back 132 feet on teh southeasterly line and 178.2 feet on the westerly line to a dead line which is a broken line, on which it measures 267 feet.

Being the same property conveyed to Heelan H. Barlow by Warranty Deed from Howard Barlow to create an estate by the entirety dated June 14, 1973 of record in Book 4718, page 965, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 2702 Nodyne Dr, Nashville, TN 37214

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), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 my hand this the 25th day of July, 2019.

Heelan H. Barlow
Heelan H. Barlow

Howard Barlow
Howard Barlow

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 **Heelan H. Barlow and Howard Barlow,** the bargainor(s), 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 official seal at Brentwood, Tennessee, this the 25th day of July, 2019.

Notary Public

My Commission expires: 1-24-21

FILE NO: 2019066301

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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.

D. Shayne Adair

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 D. Shayne Adair, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes herein contained.

April D. Wideman, Notary Public
My commission expires: 3/13/2023

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY