WARRANTY DEED

Karen Johnson Davidson County
Batch# 281767 DEEDWARR
09/06/2019 09:22:36 AM 2 pgs
Fees: $13.00 Taxes: $562.40

20190906-0090056

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $152,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of September, 2019.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

KATHY SNIDER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires May 7, 2022

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Southland Law Group, PLLC
7101 Executive Center Dr., Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
John F. Petway 493 Hickory Glade Drive Antioch, TN 37013	SAME	162-01-0C-092.00

For and in consideration of the sum of Ten AND NO/100 Dollars ($10.00), cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Kamaria Mack Robinson formerly Kamaria E. Mack, and husband, Corey A. Robinson, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto John F. Petway, married, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 92, on the plan of REVISION OF UNITS 89 thru 99, PHASE 2, HICKORY GLADE, as shown on plat of record in Book 6900, Page 803, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Kamaria E. Mack by Warranty Deed from Michelle C. Thomas, formerly known as Michelle C. Hobby, and husband, Donald R. Thomas, dated 06/14/2006 and Recorded 06/20/2006, of record in Instrument No. 20060620-0073521, Register's Office for Davidson County, Tennessee. Said property being further conveyed to Kamaria E. Mack and Corey A. Robinson, wife and husband, by Quitclaim Deed from Kamaria E. Mack, a married woman, herein joined by her spouse Corey A. Robinson, dated 02/25/2013 and recorded 03/14/2014, of record in Instrument No. 20140314-0021325, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is unimproved ☐ improved ☒ property know as: 493 Hickory Glade Drive, Antioch, TN 37013

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 my/our hand(s) this the 4 day of September, 2019.

Kamaria Mack Robinson

Corey A. Robinson

STATE OF TENNESSEE

COUNTY OF Shelby

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Kamaria Mack Robinson and Corey A. Robinson with whom I am personally aquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal, this the 4 of September, 2019.

Notary Public

My Commission Expires:
29 June 2021
(SEAL)

