Return to:
Bridgehouse Title

(1)

WARRANTY DEED

Karen Johnson Davidson County
Batch# 285308 DEEDWARR
09/13/2019 10:31:54 AM 2 pgs
Fees: $13.00 Taxes: $971.25

20190913-0092913

MISTY M. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-14-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $262,500.00

Coleen Newcomb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 6th day of September, 2019.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Main , 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	Tax Account #
Megan M. Matheson	Renasant Bank	062 02 0B 125.00 CO
(NAME)	(NAME)	
3352 Cain Harbor Dr	2001 Park Place N. Ste. 150	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Birmingham, AL 35203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Rebecca M. Quin, a single woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Megan M. Matheson, an unmarried woman**, 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. 58 on the plat of First Amendment, Abbington Park, Phase One, Section Three, of record in Instrument No. 20040728-0090230, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Rebecca M. Quin, a single woman by Warranty Deed from Ross A. Bryant, unmarried dated February 14, 2018 and recorded February 20, 2018 as Instrument No. 20180220-0015742, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 3352 Cain Harbor Dr, Nashville, TN 37214

File Number: FND-1908329SSO

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 hands this 4 day of September, 2019

Rebecca M. Quin

STATE OF CONNECTICUT

COUNTY OF Fairfield

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Rebecca M. Quin, a single woman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

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

Maria C Miller
Notary Public
My Commission Expires: 8/31/2020
(SEAL)

MARIA C MILLER
Notary Public
Connecticut
My Commission Expires Aug 31, 2020

File Number: FND-1908329SSO