Karen Johnson Davidson County
Batch# 292897 DEEDWARR
09/30/2019 09:13:02 AM 2 pgs
Fees: $13.00 Taxes: $758.50
20190930-0098957

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$$205,000.00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF September, 2019.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: My Commission Expires
(AFFIX SEAL) January 23, 2023

JAMES C SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

| ADDRESS NEW OWNER: | SEND TAX BILL TO: | MAP 032 |
|---|---|---|
| Marinela Lautt | Same | GROUP 16 0 |
| 4105 Havendale Drive | | PARCEL 021.00 |
| Nashville, Tennessee 37207 | | |

For and in 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,

**Linda Evans, a single woman**

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

**Marinela Lautt, married**

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. 85 on the Plan of Dalemere Subdivision, Section 5, of record in Book 3600, Page 19, Register's Office for said County, described as follows:

Said Lot No. 85 fronts 179.95 feet on the easterly margin of Havendale Drive and extends back 149.36 feet on the northerly line and 238.12 feet on the southerly line to a dead line in the rear, measuring 234.86 feet thereon.

Being the same property conveyed to Linda Evans, a single woman by deed from Paul A Patterson dated September 5, 2019 and recorded in Instrument No. 20190916-0093749 said Register's Office.

This conveyance is made subject to the following:

1) 2019 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is improved property known as **4105 Havendale Drive, Nashville, Tennessee 37207**.

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 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 hand and official seal at office this 24th day of September, 2019.

Linda C. Evans
Linda Evans

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Linda Evans, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

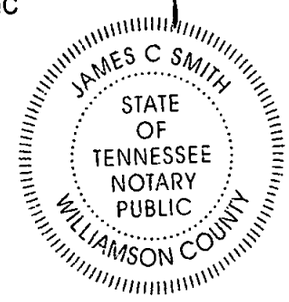
Witness my hand, at office, this 24th day of September, 2019.

NOTARY PUBLIC

My Commission Expires

January 23, 2023

My Commission Expires:_____




PLEASE RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027