Karen Johnson Davidson County
Batch# 293062 DEEDWARR
09/30/2019 11:13:30 AM 3 pgs
Fees: $18.00 Taxes: $895.40
20190930-0099179

Prepared by:

615 Title, LLC
807 Bradford Avenue
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $242,000.00.

Affiant

Subscribed and sworn to before me this 26th day of September, 2019.

Notary Public
My Commission Expires: 12/16/21

REBECCA SHUKIS TENNESSEE NOTARY PUBLIC My Comm Exp. 12/15/2021 COUNTY OF WILLIAMSON

2019-234

Address of New Owner:	Send Tax Bills to:	Tax Information:
Anita Churchville	New Owner	
2715 Dracut Lane		173-09-0A-688.00-CO
Nashville, TN, 37211		

WARRANTY DEED

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

Andrew Michael and Grace Michael, husband and wife,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Anita Churchville, Unmarried

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 733 on the Plan of Section One of Phase Eight, Lenox Village of record in Plat at Instrument No. 20060824-0104608, in the 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 Andrew Michael, an unmarried man by Warranty deed from Jesse Mccray, Married of record in Instrument No. 20150416-0033912 Register's Office for Davidson County, Tennessee, dated April 09, 2015 and recorded on April 16, 2015.

Being the same property conveyed to Andrew Michael and Grace Michael, husband and wife by Quit Claim deed from Andrew Michael, an unmarried man of record in Instrument No. 20151106-0113334 Register's Office for Davidson County, Tennessee, dated November 03, 2015 and recorded on November 06, 2015.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **2715 Dracut Lane, Nashville, TN 37211.**

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 24th day of September, 2019.

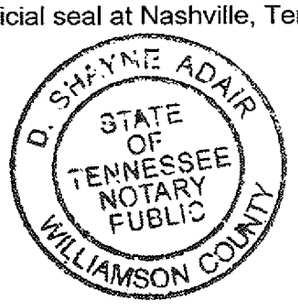
Andrew Michael

Grace Michael

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 Andrew Michael and Grace Michael, with whom I am personally acquainted (or 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 and official seal at Nashville, Tennessee, this 24th day of September, 2019.



D. Shayne Adair - Notary Public
My Commission Expires: 6/13/2022

True Copy Certification

I, Marjorie Kaup Haines, 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.

Marjorie Kaup Haines
Signature

State of TN

County of Williamson

Personally appeared before me, Chris Mule, a notary public for this county and state, Marjorie Kaup Haines who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

CHRIS MULE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 1/19/2020
Notary' Seal (if on paper)