BOX 10-A

WARRANTY DEED

Karen Johnson Davidson County
Batch# 293641 DEEDWARR
10/01/2019 09:14:08 AM 2 pgs
Fees: $13.00 Taxes: $1,191.40

20191001-0099693

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $322,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30 DAY OF September 2019

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Nov 6, 2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cade Andrew Truitt and Marcia Rosanne Truitt	New Owner	
(NAME)	(NAME)	83-9-395
819 Marina St.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **BELINDA LESLIE, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CADE ANDREW TRUITT AND MARCIA ROSANNE TRUITT, HUSBAND AND WIFE,** 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. 22 and the East 6 feet of Lot No. 21 on the Map of the A.V.S. Lindsley 29 Acre Tract, of record in Book 57, Page 66, said Register's Office.

Said Lot No. 22 and part of Lot 21 front together 47 1/2 feet on the northerly side of Woodland Street, formerly Chadwell Avenue, and run back between lines, with the westerly margin of Hickman Street, 150 feet to an alley in the rear, and measures 48 feet thereon.

Being part of the same property conveyed to Roger T. Moore Revocable Trust dated November 18, 2008 by Warranty Deed from Michael Kimbrell, unmarried, of record in Instrument No. 20090603-0051438, said Register's Office. Belinda Leslie was appointed Successor Trsutee of the Roger T. Moore Revocable Trust dated November 18, 2008 by Order of the Seventh Circuit (Probate) Court of Davidson County, Tennessee under Docket No. 09P-1292.

Being part of the same property conveyed to Belinda Leslie by Quitclaim Deed from Belinda Leslie, Successor Trustee of the Roger T. Moore Revocable Trust Dated November 18, 2008, recorded on the 29th day of September, 2010 of record in Instrument No. 20100929-0077629, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

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

unimproved x
This is improved _ property, known as 1521 Woodland Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 this 30th day of September, 2019

BELINDA LESLIE

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 Belinda Leslie, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of September, 2019.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Nov 5, 2019