Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #19-1317

Karen Johnson Davidson County
Batch# 293889 DEEDWARR
10/01/2019 12:35:24 PM 2 pgs
Fees: $13.00 Taxes: $1,132.20
20191001-0099969

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Corey McPherson, an unmarried man**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Makenzie Lea Allsup, a single woman**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, and being known and designated as all of Lot No. 69, Section Three, Tulip Grove Pointe, as shown on plat of the same, of record in Instrument No. 20140328-0025675, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Corey McPherson, an unmarried man by deed from Zachary Neds and Linda Neds, husband and wife, dated February 26, 2019, of record in Inst. No. 20190227-0017761, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 808 Bloomdale Trace, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 24 day of September, 2019.

Corey McPherson

State of Florida
County of Seminole

On this 24th day of September, 2019, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Corey McPherson, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 3-6-22

DAWN M. MCDONOUGH
MY COMMISSION # GG 161117
EXPIRES: March 6, 2022
Bonded Thru Notary Public Underwriters

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 306,000.00.

Affiant

Sworn and subscribed before me on this the 30th day of September, 2019.

Notary Public

My Commission Expires: 3/8/22

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Makenzie Lea Allsup	SWBC Mortgage	086-12-0A-069.00
808 Bloomdale Trace	9311 San Pedro Avenue, Ste 100	
Hermitage, TN 37076	San Antonio, TX 78216	