Name and Address of New Owner:
Jamie Erin Meegan and Christopher Daniel Malacina
8119 Old Charlotte Pike
Nashville, TN 37209

Send Tax Bills To:
SAME

Karen Johnson Davidson County
Batch# 296763 DEEDWARR
10/07/2019 09:43:30 AM 3 pgs
Fees: $18.00 Taxes: $825.10
20191007-0102252

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 113-00-0-054.01

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Richard Lee Lasley, an unmarried person**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Jamie Erin Meegan and Christopher Daniel Malacina, wife and husband**, "the Grantees," the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Land in the 8th Civil District of Davidson County, Tennessee, described according to a survey by John Kohl and company, P.C., Philip B. Taylor, R.L.S. No. 1459 as part of File No. 62108-124, dated February 10, 1987, as follows:

Beginning at an existing fence post, said point being the southwest corner of the subject tract; thence North 11° 51' 06" East 91.13 feet to a point; thence North 09° 29' 54" West 95 feet to a point; thence North 25° 15' 08" West 150.61 feet; thence North 33° 49' 16" West 116.12 feet; thence North 46° 17' 43" west 151.01 feet to an R.R. spike set; thence North 64° 27' 03" East 547.58 feet to an iron pin set; thence South 26° 55' 51" East 217.85 feet to an R.R. spike set; thence South 64° 31' 48" West 351.68 feet to an existing fence post; thence South 25° 01' 28" East 483.90 feet to an existing fence post; thence North 83° 30' 33" West 246.46 feet to the point of beginning.

Being the same property conveyed to Richard Lee Lasley, an unmarried person, by Warranty Deed from William V. Lashlee, Jr., an unmarried person, recorded June 21, 2005, of record in Instrument No. 20050621-0071139, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 8119 Old Charlotte Pike, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 20th day of September, 2019.

(SEAL)
Richard Lee Lasley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of September, 2019, before me personally appeared Richard Lee Lasley, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 20th day of September, 2019.

Notary Signature
My commission expires: 11.8.22

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $223,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
20th day of September, 2019.

Notary Public
My commission expires: 11.8.22
File No. 2019-620

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

True Copy Certification

I, **Shelly Walling**, 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 here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Shelly Walling

Shelly Walling

State of **Tennessee**
County of **Davidson**

Personally appeared before me, Chasity Petty**,** a notary public for this county and state, **Shelly Walling,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Chasity Petty

Chasity Petty

My Commission Expires: 9/20/2021

