WARRANTY DEED

Karen Johnson Davidson County
Batch# 307837 DEEDWARR
10/29/2019 11:19:30 AM 3 pgs
Fees: $18.00 Taxes: $388.50
20191029-0110872

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF OCTOBER, 2019.

Notary Public

MY COMMISSION EXPIRES: 07-03-2023

(AFFIX SEAL)

TAYLOR ANDERSON NOTARY PUBLIC STATE TENNESSEE COUNTY OF DAVIDSON MY COMMISSION EXPIRES JULY 3, 2023

THIS INSTRUMENT WAS PREPARED BY
Toro Title, LLC, 933 E. Trinity Lane, Nashville, TN 37207

File No.: 19-0059

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Brite Solutions INC	Brite Solutions INC	
(NAME) 2855 Hwy 64	(NAME) Same as new owner	043 09 0 171.00
(ADDRESS) Eads, TN 38028	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF One Hundred Five Thousand And No/100 Dollars ($105,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DANA DONALDSON, UNMARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **BRITE SOLUTIONS INC**, 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. 25 of Block "c", Woodlawn Estates, a plan of which is filed for record in Book 843, Page 82, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dana Donaldson, by Warranty Deed from John Van Mater and wife Lisa Van Mater, dated February 1, 2007 and recorded February 5, 2007, in Instrument No. 20070205-0014870, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is ☒ property, known as 257 Dupont Ave, Madison, TN 37115
improved

(House No.) (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 our hands this 29th day of October, 2019.

Dana Donaldson

Dana Donaldson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 29th day of October, 2019, before me personally appeared Dana Donaldson known 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 that such person executed the same as such person's free act and deed. Sworn to and subscribed before me this the 29th day of October, 2019.

Taylor Anderson

NOTARY PUBLIC

My Commission Expires: 07-03-2023

TAYLOR ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 7/03/2023

True Copy Certification

I, Megan Ross Bain, 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.

Megan Ross Bain Signature

State of Tennessee

County of Davidson

Personally appeared before me, Taylor Anderson, a notary public for this county and state, Megan Ross Bain, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Taylor Anderson Notary's Signature

My Commission Expires: 07-03-2023

