Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 313355 **DEEDWARR**
11/08/2019 09:18:24 AM 2 pgs
Fees: $13.00 Taxes: $915.75
20191108-0115556

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $247,500.00.

Affiant

Subscribed and sworn to before me, this 31st day of October, 2019.

Notary Public

My commission expires:

MCKENZIE TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 17, 2020

(Notary Stamp)

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
1535 W. Northfield Blvd, Ste 2, Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Johnathan Kearney Wright	**Johnathan Kearney Wright**	**149-01-0A-027.00-CO**
2140 Mullen Circle	**1049 Stonebridge Park Dr.**	
Antioch, TN 37013	**Franklin, TN 37069**	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Odie W. Shoulders and wife, Edna D. Shoulders

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Johnathan Kearney Wright and Sharon Carpenter Wright, husband and wife,

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Phase II Mullen Valley of record in Plat Book 6250, Page 477, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 27 fronts 65.50 feet on the Southerly margin of Mullen Circle and extends back between parallel lines 120.00 feet to a line in the rear measuring 65.50 feet thereon.

Being the same property conveyed to Odie W. Shoulders and wife, Edna D. Shoulders by Warranty deed from Lawrence M. Wells and wife, Julie M. Wells of record in Book 6676, page 752, Register's Office for Davidson County, Tennessee, dated September 26, 1985 and recorded on October 08, 1985.

This is improved property known as **2140 Mullen Circle, Antioch, TN 37013.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.
2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.
3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 31st day of October, 2019.

Odie W. Shoulders

Edna D. Shoulders by Odie W. Shoulders, attorney in fact

Odie W. Shoulders attorney in fact

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, Odie W. Shoulders ~~and Edna D. Shoulders~~ the bargainor(s), 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 31st day of October, 2019.

Notary Public
My Commission Expires: 1/3/23

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

SolomonParks File No. 19-000430-527

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Odie W. Shoulders, who is known to me or proved to me on the basis of satisfactory evidence, and who executed the forgoing instrument for the purposes therein contained and who further acknowledged that he is the Attorney-in-Fact for Edna D. Shoulders, and being authorized to do so, did execute this instrument on her behalf by virtue of power of attorney being recorded in Record Book *, Page _____, in Register's Office for Davidson County, Tennessee. * 20191108-0115555

Witness my hand and official seal this 31st day of ~~December, 2019~~ October, 2019

Notary Public
My Commission Expires: 1/3/23

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023