Karen Johnson Davidson County
Batch# 313400 DEEDWARR
11/08/2019 10:12:50 AM 2 pgs
Fees: $13.00 Taxes: $573.50

20191108-0115625

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is g
this transfer is $155,000.00

Affiant

Subscribed and sworn to before me, this 9th day of October, 2019

Notary Public
My commission expires: 12-4-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
Future Me Healthy Corp 785 Dover Glen Dr Antioch, TN 37013	Same	149-07-0A-032.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Eric V Griffith Sr and Eddie V Griffith Jr.**, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Future Me Healthy Corp,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being land in Davidson County, Tennessee, being lot No. 32, on the Plan of Chelsea Village, of record in Plan Book 7900, pages 119, 120 and 121, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Bobby M. Hubbard, unmarried, by Warranty Deed from Jerry Butler, married, dated October 13, 1994 of record in Book 9501, page 24, Register's Office for Davidson County, Tennessee. Further, being the same property conveyed to Bobby M. Hubbard and wife, Sheri-Griffith Hubbard by Quitclaim Deed from Bobby M. Hubbard dated September 24, 2001 of record as Instrument No. 20011002-0105940, Register's Office for Davidson County, Tennessee. The said Bobby M. Hubbard having since died on December 13, 2015 vesting fee simple title in the wife, Sherri Griffith-Hubbard, as surviving tenant by the entirety. The said Sherri Griffith-Hubbard having since died on January 21, 2016 intestate and being survived by Eric Vinson Griffith, Sr., brother, Eddie Vernon Griffith, brother and Lisa Dawn Knipp, sister as evidenced by Affidavits of Heirship of record as Instrument No. 20190801-0076288. Instrument No. 20190826-0085892, and Instrument No. 20190826-0085893, Register's Office for Davidson County, Tennessee. Further, being the same property conveyed to Eric Vinson Griffith, Sr. and Eddie Vernon Griffith, Jr. by Quitclaim Deed from Lisa Dawn Knipp dated August 6, 2019 of record as Instrument No. 20190826-0085893, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 785 Dover Glen Dr, Antioch, TN 37013

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives,

to warrant and forever defend the title to said land to said Grantee(s), 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 the 9th day of October, 2019.

Eric V Griffith Sr

Eddie V Griffith Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Eric V Griffith Sr and Eddie V Griffith Jr.**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 9th day of October, 2019.

Notary Public

My Commission expires: 1-24-21

FILE NO: 2019096403

