WARRANTY DEED

Karen Johnson Davidson County
Batch# 334165 DEEDWARR
12/26/2019 08:23:04 AM 2 pgs
Fees: $13.00 Taxes: $1,259.85

20191226-0132726

RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $340,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 20 DAY OF December 2019.

Notary Public

MY COMMISSION EXPIRES: 5-9-2023

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michelle I. Tomas	New Owner	
(NAME)	(NAME)	
5135 Cochran Dr.		161 01 0 003.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **EQUITY TRUST COMPANY CUSTODIAN FBO #114639, BENEFICIARY IRA OF KENNETH H. SCHACHTER, DCD**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHELLE L. TOMAS, AN UNMARRIED WOMAN,** 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. 1007, Plan of Brentwood Hall Section 14, as shown on plat of record in Plat Book 2663, Page 129, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Equity Trust Company Custodian FBO #114639, Beneficiary IRA of Kenneth H. Schachter DCD, by Warranty Deed from John Robert Jones, of record in Instrument No. 20110708-0052429, in the Register's Office of Davidson County, Tennessee, dated June 30, 2011 and recorded July 08, 2011.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 5135 Cochran Dr., Nashville, TN 37220
(House Number) (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 my hand this 17th day of December, 2019

EQUITY TRUST COMPANY CUSTODIAN FBO #114639, BENEFICIARY IRA O F KENNETH H. SCHACHTER, DCD

BY: Matthew Collier

MATTHEW COLLIER
Corporate Alternate Signer
ITS: _____

STATE OF ~~TENNESSEE~~ Ohio
COUNTY OF ~~DAVIDSON~~ Cuyahoga

Personally appeared before me, the undersigned notary public, Matthew Collier with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the corporate signer of Equity Trust Company Custodian FBO #114639, Beneficiary IRA of Kenneth H. Schachter DCD, and who further acknowledged that he/she is authorized by said Equity Trust Company Custodian FBO #114639, Beneficiary IRA of Kenneth H. Schachter DCD to execute the within instrument as corporate signer of said Equity Trust Company Custodian FBO #114639, Beneficiary IRA of Kenneth H. Schachter DCD.

Witness my hand and official seal this 17th day of December, 2019.

Commission expires: 4.25.24

BRANDI GREENE NOTARY PUBLIC STATE OF OHIO

Brandi Greene
Notary Public