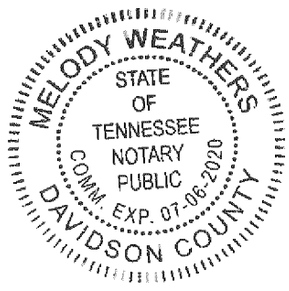
Karen Johnson Davidson County
Batch# 345928 DEEDWARR
01/21/2020 02:48:30 PM 2 pgs
Fees: $13.00 Taxes: $1,979.50
20200121-0007456

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $535,000.00.

Affiant

Subscribed and sworn to before me, this the 16th day of January, 2020.

Notary Public

My commission expires: 7-6-20

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Landon Development Group, LLC	Landon Development Group, LLC	115-11-0-097.00
6244 Vosswood Drive	205 Powell Pl Ste 352	
Nashville, TN 37205	Brentwood, TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **THOMAS H. HERBERT AND WIFE, ELIZABETH A. HERBERT,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LANDON DEVELOPMENT GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 152 on the Plan of West Meade Farms Inc, Section G of record in Plat Book 1835, Page 115, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Thomas H. Herbert and wife, Elizabeth A. Herbert by Warranty deed from Christopher R. Willis and wife, Eva B. Willis of record in Instrument No. 20121017-0095173 Register's Office for Davidson County, Tennessee, dated October 10, 2012 and recorded on October 17, 2012.

Being also known as 6244 Vosswood Drive Nashville, Tennessee 37205.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 6244 Vosswood Drive, Nashville, TN 37205, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 16th day of January, 2020.

Thomas H. Herbert

Elizabeth A. Herbert

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Thomas H. Herbert and Elizabeth A. Herbert, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 16th day of January, 2020.

Notary Public

My Commission Expires: 5-2-22



