This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater is $349,900.00.

Affiant

Subscribed and sworn before me this the 6th day of February, 2020.

Notary Public
My commission expires: 10/1/2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Karen Johnson Davidson County
Batch# 354731 DEEDWARR
02/07/2020 09:44:54 AM 2 pgs
Fees: $13.00 Taxes: $1,294.63
20200207-0014381

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Robert William Schmitt, Jr. 637 Oakley Drive Nashville, TN 37220	CapStar Bank 2002 Richard Jones Road, Ste A300 Nashville, TN 37215	146-15-0 061.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MICHELLE CLAIRE RIVARD, NOW KNOWN AS MICHELLE CLAIRE JONES AND JOSEPH CAMERON JONES, WIFE AND HUSBAND, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to ROBERT WILLIAM SCHMITT, JR. AND LAUREN STONE SCHMITT, HUSBAND AND WIFE, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Haileywood Estates, Section VI, of record in Plat Book 2331, Page 158, 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. 106 fronts 87.3 feet on the Southwesterly side of Oakley Drive and runs back 228 feet on the Northwesterly line and 236.2 feet on the Southeasterly line to a dead line, measuring 93 feet thereon.

Being the same property conveyed to Michelle Claire Rivard, a single woman, by deed from David L. Carlisle, married, and Cathy Jean Carlisle, unmarried, and Melba W. Carlisle, unmarried, dated 02/04/2016, of record in Instrument No. 20160208-0011624, said Register's Office.

Grantor having since married and now known as Michelle Claire Jones. Joseph Cameron Jones joins in this conveyance to convey any interest in subject property.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 637 Oakley Drive, Nashville, TN 37220.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 6th day of February, 2020.

Michelle Claire Jones

Michelle Claire Jones

Joseph Cameron Jones

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michelle Claire Jones and Joseph Cameron Jones, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6th day of February, 2020.

My commission expires:

Notary Public

