RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TW200821

Karen Johnson Davidson County
Batch# 356313 DEEDWARR
02/11/2020 09:09:39 AM 2 pgs
Fees: $13.00 Taxes: $736.30
20200211-0015424

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of February, 2020.

NOTARY PUBLIC

My commission expires: 4-13-22

KATHERINE WARREN NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF RUTHERFORD Exp. 4-13-2022

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kesha R. Johnson 1515 Bridgecrest Drive #132 Antioch, TN 37013	Same address as new owner	149-15-0-B-060.00 CO

FOR AND IN CONSIDERATION of the sum of One Hundred Ninety Nine Thousand and 00/100 Dollars ($199,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **MANDISA L. HUNDLEY**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **KESHA R. JOHNSON, AN UNMARRIED WOMAN**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 132 on the revised plan of Cambridge Forest Townhomes, of record in Instrument No. 20040224-0020966, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mandisa L. Hundley, by Warranty Deed from The Craig Company, a Tennessee Corporation, dated 10/30/2006, recorded 11/14/2006, of record in Instrument No. 20061114-0141216, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 1515 Bridgecrest Drive #132, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2020 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 4th day of February, 2020.

Mandisa L. Hundley
By Barbara Muncy her Attorney-In-Fact

MANDISA L. HUNDLEY BY BARBARA MUNCY, HER ATTORNEY-IN-FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Barbara Muncy, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), on behalf of Mandisa L. Hundley by Power of Attorney granted on 02/03/16 and acknowledged that she executed the same as the free act and deed of the said Mandisa L. Hundley.

WITNESS my hand and seal, this the 4th day of February, 2020.

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD EXP. 4-13-2022

Katherine Warren
Notary Public

Katherine Warren
Printed Notary Name

My commission expires: 4-13-22