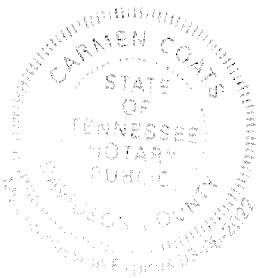
Karen Johnson Davidson County
Batch# 364919 DEEDWARR
02/28/2020 10:01:30 AM 3 pgs
Fees: $18.00 Taxes: $1,590.63
20200228-0022392



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 429,900.00

Julie Bailey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of February, 2020

Carmen Coats
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Keith Shackleford and Blake Chaffin	First Horizon Bank	072063H01000CO
(NAME) 1050 East Trinity Ln., Unit 2	(NAME) 165 Madison Avenue	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Memphis TN 38103	
(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,

DAWN L. BOGIC AND RACHEL SCHAFFER LAWSON, CO-TRUSTEES OF REVOCABLE TRUST OF DAWN L. BOGIC DATED 12-1-2017,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

WILLIAM KEITH SHACKLEFORD AND BLAKE CHAFFIN, BOTH UNMARRIED,

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:

Being all of Unit #10 of Vibe, a planned unit development, a shown on exhibit "b" of Declarations of Covenants, Conditions and Restrictions for Vibe Homeowners Association of record in Instrument No. 20170703-0066733, Register's Office for Davidson County, Tennessee, reference is hereby made for a more specific description of the property.

Dawn L. Bogic and Rachel Schaffer Lawson, Co-Trustees of Revocable Trust of Dawn L. Bogic, dated December 1, 2017

Being the same property conveyed to Dawn L. Bogic and Rachel Schaffer Lawson, Co-Trustees of Revocable Trust of Dawn L. Bogic, dated December 1, 2017 by Deed dated December 5, 2018 from Dawn L. Bogic, unmarried, recorded December 6, 2018, in Instrument Number 20181206-0118933, in the Official Records of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This *Improved* property is commonly known as: 1050 East Trinity Ln., Unit 2, Nashville, TN 37216

LT&E File #16251

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/our hand(s) this 26 day of February, 2020

Dawn L. Bogic and Rachel Schaffer Lawson, Co-Trustees of Revocable Trust of Dawn L. Bogic dated 12-1-2017

By: Dawn L Bogic
Dawn L. Bogic, Trustee

By: _____
Rachel Schaffer Lawson, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 26th day of February, 2020, before me personally appeared Dawn L. Bogic ~~and Rachel Schaffer Lawson,~~ Trustees of Dawn L. Bogic, Trustee of Revocable Trust of Dawn L. Bogic dated 12-1-2017, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 26th day of February, 2020.

_____
Notary Signature
My commission expires: 11/14/21

STATE OF TENNESSEE
NOTARY PUBLIC
J. THERESA LEHMANN
WILLIAMSON COUNTY

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 18 day of February, 2020, before me personally appeared Rachel Schaffer Lawson, Trustees of Dawn L. Bogic and Rachel Schaffer Lawson, Trustee of Revocable Trust of Dawn L. Bogic dated 12-1-2017, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 18 day of February, 2020.

_____
Notary Signature
My commission expires: 11/14/21

STATE OF TENNESSEE
NOTARY PUBLIC
J. THERESA LEHMANN
WILLIAMSON COUNTY

LT&E File #16251

True Copy Certification

I, **Angie Lawless**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022