FOR OFFICIAL USE	STATE OF TENNESSEE COUNTY OF Davidson
Karen Johnson Davidson County Batch# 381330 DEEDWARR 04/03/2020 08:12:54 AM 2 pgs Fees: $13.00 Taxes: $925.00 20200403-0035743	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **250,000.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS 03/31/2020 Notary Public MY COMMISSION EXPIRES: 10/26/2020 (AFFIX SEAL)

MICHELE MAZZANTI STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

WARRANTY DEED

This Instrument Prepared By and Return To:

FOUR STAR TITLE

2506 N. Mt. Juliet Rd, Mt. Juliet, TN 37122
File #20-2716

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Bartow	John Bartow	**091-09-0-211.00**
(NAME)	(NAME)	
5557 Vanderbilt Rd	5557 Vanderbilt Rd	
(ADDRESS)	(ADDRESS)	
Old Hickory TN 37138	Old Hickory, TN 37138	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JHAS Properties, Corp., A Tennessee Corporation,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **John Bartow, married** 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 Number 18 of Block "C" on the Map of Croleywood Subdivision, Section Number 2, of record in Book 1130, Page 100, in the Register's Office of Davidson County, Tennessee.

Said Lot Number 18 fronts 60 feet on the Northerly side of Alamo Place, and runs back between lines, 148 feet on the West line, and 147.7 feet on the East line, to a dead line in the rear, on which it measures 60 feet.

Being the same property conveyed to JHAS Properties Corp., a Tennessee Corporation by Deed dated March 4, 2015 from Terry C. Johnson, recorded March 6, 2015, in Instrument Number 20150306-0019302, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as 6338 Alamo Place, Nashville, TN 37209
(House Number) (Street) (City, State) (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 GRANTEE(S), his/her/their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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, representatives and assigns, 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 plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, this instrument has been executed on this the 31st day of **March, 2020.**

JHAS Properties, Corp., A Tennessee Corporation

James Privett

James Privett, President

Susan Henderson

Susan Henderson, Secretary

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned Notary in and for said County and State, personally appeared the within named James Privett and Susan Henderson, whom I am personally acquainted and who upon their oath acknowledged themselves to be the President and Secretary and they being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing on behalf of JHAS Properties, Corp.

WITNESS my hand and official seal this 31ST day of March, 2020.

NOTARY

MY COMMISSION EXPIRES: 5.5.2020

TERRY L. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 05/05/20