Karen Johnson Davidson County
Batch# 411575 DEEDWARR
06/08/2020 01:35:32 PM 2 pgs
Fees: $13.00 Taxes: $2,978.50

20200608-0058600

Warranty Deed

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $805,000.00

Affiant

Subscribed and sworn to before me, this the 5th day of June, 2020.

Notary Public

My commission expires:

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 6, 2020

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:
Jed Crumbo Mattie Crumbo	NEW OWNER	129-12-0-111.00
100 Cheek Road		
Nashville, TN 37205		

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, **DENISE B. GORE, TRUSTEE OF DENISE B. GORE REVOCABLE TRUST DATED JULY 1, 2019**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JED CRUMBO AND MATTIE CRUMBO** , husband and wife , 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. 1, Block A, on the Plan of 2nd Revised Plan Highlands of Belle Meade No. 2, Block A, B, C and D of record in Plat Book 1130, Page 62, 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 Edward B. Gore and Denise B. Gore, Husband and wife by Warranty deed from Jonathan Russel Badgett and Lori Stone Badgett, Husband and wife of record in Instrument No. 20100610-0045022 Register's Office for Davidson County, Tennessee, dated May 24, 2010 and recorded on June 10, 2010.

Being the same property conveyed to Denise B. Gore Trustee under Denise B. Gore Revocable Trust dated July 01, 2019 by Quitclaim deed from Edward B. Gore and Denise B. Gore, Husband and wife of record in Instrument No. 20190715-0068789 Register's Office for Davidson County, Tennessee, dated July 10, 2019 and recorded on July 15, 2019.

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 100 Cheek Road, 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 5th day of June, 2020.

Denise B. Gore Revocable Trust dated July 1, 2019

By: Denise B. Gore
Denise B. Gore, Trustee

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 Denise B. Gore, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Trustee of Denise B. Gore Revocable Trust dated July 1, 2019, a Trust, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation for the purposes therein contained.

Witness my hand and seal this 5th day of June, 2020.

Notary Public

My Commission Expires: 5-3-21

