Karen Johnson Davidson County
Batch# 412276 DEEDWARR
06/09/2020 10:24:13 AM 2 pgs
Fees: $13.00 Taxes: $614.20
20200609-0058902

WARRANTY DEED

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 12-20-2020

File #14712

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $166,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th day of June, 2020

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

Returned:

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 1321 Murfreesboro Pike, Suite 823, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Steven D Gore	United Faith Mortgage	064130b04900co
(NAME)	(NAME)	
201 Laurel Hill Drive, 201	25 Melville Park Road Suite 100	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Melville NEw York 11747	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Janet L. Bowman, Gloria J Gore, James Malvin Allgood III, Carlene F. Allgood, and Matthew D Allgood,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Steven D Gore and wife Seon Mi Jang,** 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:

A certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 201, in a Horizontal Property Regime, as shown on the condominium site plan of Laurel Hill Courtyard Homes, as of record in Plat Book 6900, Page 573, Register's Office for Davidson County, Tennessee, to which pan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James M. Allgood and wife Martha L. Allgood, by deed of record in Book 9406 , Page 60, Register's Office for Davidson County, Tennessee. The said James M. Allgood having predeceased Martha L. Allgood. The said Marth L. Al good having since died testate leaving as her sole heirs at law Janet L. Bowman, Gloria J Gore, James Malvin Allgood, Carlene F. Allgood and Matthew D. Allgood by heirship affidavit of record in Instrument NO. 20200609-0058901, said regis:er's office.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 201 Laurel Hill Drive, 201, Old Hickory, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 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 hands this 5th day of June, 2020.

Janet L. Bowman by her Atty-in-fact
Janet L. Bowman

Gloria J Gore by her Atty-in-fact
Gloria J Gore

James Malvin Allgood III by his Atty-in-fact
James Malvin Allgood III

Carlene F Allgood by her Atty-in-fact
Carlene F. Allgood

Matthew D Allgood by his Atty-in-fact
Matthew D. Allgood

State of Tennessee
County of Davidson

On this the 5th day of June, 2020, before me personally appeared Victor Hazelwood, the person who executed the foregoing instrument on behalf of Janet L. Bowman, Gloria J Gore, James Malvin Allgood, LLL, Carlene F. Allgood and Matthew D. Allgood and acknowledged that he exeuted the same as the free act and deed of the said Janet L. Bowman, Gloria J Gore, James Malvin Allgood, III, Carlene F. Allgood and Matthew D. Allgood, through Power of Attorney granted him by the said Janet L. Bowman, Gloria J Gore, James Malvin Allgood, III, Carlene F. Allgood and Matthew D. Allgood.
WITNESS my hand and seal this 5th day of June, 2020.

LaTrece McAdoo

Notary Public
My Commission Expires: _____

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

File No.: 14712