Karen Johnson Davidson County
Batch# 413537 DEEDWARR
06/11/2020 12:51:53 PM 3 pgs
Fees: $18.00 Taxes: $751.10
20200611-0059896

TONJA COX NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Rutherford

The actual consideration or value, whichever is greater, for this transfer is $203,000.00.

Affiant

Subscribed and sworn to before me, this 9th day of June, 2020.

Notary Public

My commission expires: 2/19/24

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Nathaniel Oselene Oboh	Nathaniel Oselene Oboh	173-05-0A-205.00-CO
1748 Red Jacket Drive	1748 Red Jacket Dr.	
Antioch, TN 37013	Antioch, TN 37013	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Ashley Santich Greer, married

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Nathaniel Oselene Oboh

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 205 of Barnes Crossing, a Planned Unit Development, as the same appears in the Master Deed of record as Instrument No. 20050721-0084791, as re-recorded as Instrument No. 20050805-0092480, and as amended as Instrument No. 20051114-0136938, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Ashley M. Santich, unmarried by Warranty deed from Ole South Properties, Inc., a Tennessee corporation of record in Instrument No. 20060829-0106820 Register's Office for Davidson County, Tennessee; the said Ashley M. Santich having since married Travis Kyle Greer and is now known as Ashley Santich Greer.

Travis Kyle Greer, spouse of Ashley Santich Greer, joins in this conveyance to convey any and all interest that he may have in this property, particularly any marital interest.

This is improved property known as **1748 Red Jacket Drive, Antioch, TN 37013.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds themselves, her heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 the Grantor has hereunto executed this instrument on this the 5th day of June, 2020.

Ashley Santich Greer

STATE OF Tennessee
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Ashley Santich Greer the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed her name above.

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

Lisa K R Wagner
Notary Public
My Commission Expires: Sept. 20, 2020

LISA K R WAGNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 5th day of June, 2020.

Travis Kyle Greer

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Travis Kyle Greer, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed his name above.

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

Notary Public
My Commission Expires: 1-3-23

CARLA IKARD NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

SolomonParks File No. 20-000116-524