Karen Johnson Davidson County
Batch# 414996 DEEDWARR
06/15/2020 02:35:30 PM 3 pgs
Fees: $18.00 Taxes: $1,582.30
20200615-0061242

THIS INSTRUMENT BY: WILLIAM TIMOTHY HILL 201 4th AVENUE NORTH, SUITE 1800 NASHVILLE, TENNESSEE 37219 (615) 256-1577	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $427,650.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF JUNE, 2020. Notary Public MY COMMISSION EXPIRES: 5-2-22 (AFFIX SEAL)

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL #:
Donald Glista Jr., 400 Avondale Drive, Nashville, Tennessee 37206	Movement Mortgage, LLC 8024 Calvin Hall Road Indian Land, SC 29707	083-10-0-079.00

WARRANTY DEED

FOR AND IN CONSIDERATION 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, **JAMES C. HAWLEY and ANNE K. HAWLEY**, called the Grantors have bargained and sold, and by these presents do transfer and convey unto **DONALD GLISTA, Jr. an unmarried man,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: DG JR

Land in Davidson County, Tennessee, being Lot No. 130 and the Northerly 1/2 of Lot No 131 on the map of McEwen Place, as of record in Book 332, page 133, Register's Office for Davidson County, Tennessee,, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to James C. Hawley, a single person by Warranty deed from Mariann Weishaar, a single person of record in Book 7867, page 257, Register's Office for Davidson County, Tennessee, dated June 14, 1989 and recorded on June 19,1989.

Being the same property conveyed to Robert J. Notestine, III Trustee by Quitclaim Deed from James C. Hawley of record in Book 9610, page 836, Register's Office for Davidson County, Tennessee, dated December 31, 1994 and recorded on March 03, 1995 and within the same deed the said Robert J. Notestine, III, Trustee conveyed his interest in the subject property to James C. Hawley and wife, Anne K. Hawley.

Being also known as 400 Avondale Drive, Nashville, Tennessee 37206.
The Grantors have not used the subject property as a private place of residence.

THIS CONVEYANCE IS SUBJECT TO:

1) Taxes for the year 2020, a lien not yet due and payable.
2) Subject to all matters shown on the Map of record in Book 332, page 133, Register's Office for Davidson County, Tennessee.
3) Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument No. 20141022-0097327, in the Register's Office for Davidson County, Tennessee
4) Agreement for Dedication of Easement and/or Public Street Right-of-Way of record in Instrument No. 20141124-0107975, in the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs and assigns, forever; and we do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same in 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, his heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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 our hands this 1 day of June, 2020

JAMES C. HAWLEY

ANNE K. HAWLEY

STATE OF Michigan)
COUNTY OF Saginaw)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **JAMES C. HAWLEY and ANNE K. HAWLEY**, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged the execution of the within instrument for the purpose therein contained.

Witness my hand and official seal at 526 W 14th St, Traverse City, this 1 day of June, 2020.

DOUGLAS L. LUPCKE
Notary Public, State of Michigan
County of Saginaw
My Commission Expires 07-25-2022
Acting in the County of Grand Traverse

Notary Public

My Commission Expires: 7/25/2022

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