Karen Johnson Davidson County
Batch# 423484 DEEDWARR
06/23/2020 09:20:30 AM 3 pgs
Fees: $18.00 Taxes: $2,053.50
20200623-0067342

WARRANTY DEED

RUSSELL J. McCANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY MY COMMISSION EXPIRES JUNE 12, 2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $565,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 22ND DAY OF JUNE, 2020.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 20-7176B

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Cory Wilhite	New Owner	082-13-0-068.00
301 West Washington Ave, Apt. 508		
Sunnyvale, CA 94086		

FOR AND IN 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,

LINDA T. DEANDREA, TRUSTEE OF THE LINDA T. DEANDREA REVOCABLE TRUST, DATED DECEMBER 30, 2010

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

CORY WILHITE, SINGLE MAN

HEREINAFTER CALLED THE GRANTEE(S), 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 the Westerly 20 feet of Lot No. 34 and the Easterly 25 feet of Lot No. 35 on Block "B" on the Plan of Bransford Realty Company's North Hill Tract, of record in Book 332, Page 72, Register's Office for said County.

Said parts of Lots Nos. 34 and 35 fronts together 45 feet on the Northerly side of Locklayer Street, and run back between parallel lines 100 feet to an alley.

Being the same property conveyed to Linda T. DeAndrea, Trustee of the Linda T. DeAndrea Revocable Trust, dated December 30, 2010, amended and restated on June 17, 2011 by Warranty deed from Patrick Whelan, unmarried of record in Instrument No. 20140221-0014780 Register's Office for Davidson County, Tennessee, dated February 14, 2014 and recorded on February 21, 2014.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2020 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON, TENNESSEE.

This is property known as 922 Locklayer Street, Nashville, TN 37208-3122

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 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, 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 hand on the 19 day of June, 2020.

The Linda T. DeAndrea Revocable Trust, dated December 30, 2010

BY: Linda T. DeAndrea, Trustee

Linda T. DeAndrea, Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public of said County and State, the within named Linda T. DeAndrea, Trustee of the Linda T. DeAndrea Revocable Trust, dated December 30, 2010, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who proved to me she is authorized to execute this instrument, and who acknowledged that she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal, this 19 day of June, 2020.

Jana Drury

Notary Public

My Commission Expires: 12-19-2023

JANA DRURY NOTARY PUBLIC TENNESSEE COUNTY OF DECEMBER 19, 2023

File #: 20-7176B

RECORD & RETURN TO:

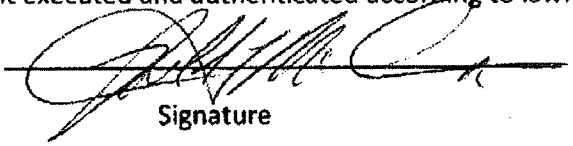
COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027

True Copy Certification

I, Russell J. McCann, 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.

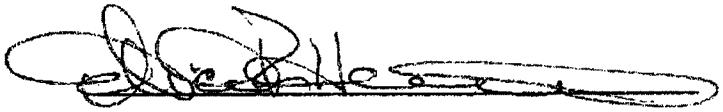


Signature

State of Tennessee

County of Williamson

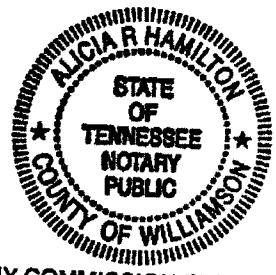
Personally appeared before me, Alicia Hamilton, a notary public for this county and state, Russell J. McCann who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature

My Commission Expires: _____

Notary' Seal



MY COMMISSION EXPIRES:
JULY 26, 2021