This instrument was prepared by:
Please record and return to:
Freedom Title Services, LLC
109 Hazel Path, Suite 2
Hendersonville, TN 37075
(615) 822-8332 phone
(615) 822-8321 fax

Karen Johnson Davidson County
Batch# 430321 **DEEDWARR**
07/06/2020 08:38:19 AM 2 pgs
Fees: $13.00 Taxes: $492.10
20200706-0072135

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JOSEPH CLAYBON**, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARQUEZ J. MOORE,** HEREINAFTER CALLED THE GRANTEES, THEIR 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 LOT NO. 56-A, ON THE PLAN OF ZONE LOT DIVISION LOTS 8-11, 35-37, 54-62, SECTION THREE CHESAPEAKE HOMES, OF RECORD IN PLAT BOOK 5200, PAGE 640, AS AMENDED IN BOOK 5200, PAGE 770, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION THEREON.

BEING THE SAME PROPERTY CONVEYED TO JOSEPH CLAYBON BY DEED FROM ALPHONSO JACKSON, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C., DATED MARCH 20, 2008 AND RECORDED ON MARCH 24, 2008 IN INSTRUMENT NO. 20080324-0029073, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 110 CHESAPEAKE COURT, NASHVILLE, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 29th day of June, 2020.

Joseph D. Clay

JOSEPH CLAYBON

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned authority, JOSEPH CLAYBON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 29th day of June, 2020.

NOTARY PUBLIC
My commission expires: 7-20-20



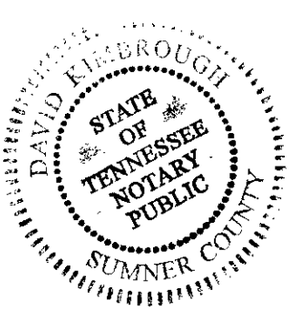
STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is **$133,000.00.**

Marquez Moore
Affiant

Subscribed and sworn to before me, this the 29th day of June, 2020.

NOTARY PUBLIC
My commission expires: 7-20-20



Address New Owner(s) as follows:
MARQUEZ J. MOORE
110 CHESAPEAKE COURT
NASHVILLE, TN 37207

Send Tax Bills To:
Same as above

MAP/PARCEL: 05010 0/078.00