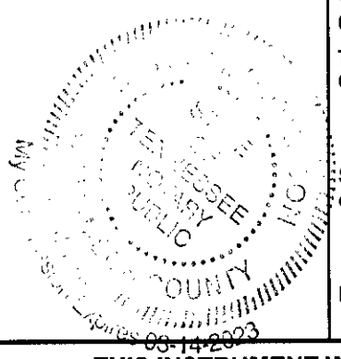
WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $295,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of July, 2020

Notary Public

MY COMMISSION EXPIRES: 03-14-2023

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leslie Gabel	Regions Bank d/b/a Regions Mortgage	181-11-0-B-107.00 CO
(NAME)	(NAME)	
9156 Carissa Drive	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 439487 **DEEDWARR**
07/17/2020 11:28:11 AM 2 pgs
Fees: $13.00 Taxes: $1,091.50

20200717-0078738

FOR AND 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, **Sally King and Stephen King, wife and husband,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Leslie Gabel, an unmarried woman,** HEREINAFTER CALLED THE GRANTEE, HER 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 Lot 107 on the Final Plat of Concord Place II, Phase 3, Carter Property, as of record in Instrument No. 20080808-0082075, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Robert E. Losche and Laura H. Losche, husband and wife, by Warranty Deed from Centex Homes, a Nevada general partnership, dated February 3, 2011, of record in Instrument No. 20110211-0011960, Register's Office for Davidson County, Tennessee. AND Being the same property conveyed to Sally King and Stephen King, wife and husband, by Warranty Deed from Robert E. Losche and Laura H. Losche, husband and wife, dated April 1, 2019, of record in Instrument No. 20190403-0030434, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 9156 Carissa Drive, Brentwood, TN 37027
(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 GRANTEE, her 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 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 GRANTEE, her 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.

This conveyance is subject to the following: Taxes for the year 2020, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; All matters appearing on the Plat of record in Instrument No. 20080808-0082075; Restrictions of record in Instrument No. 20050914-0110829 and Instrument No. 20090731-0071986; Agreement for dedication of easement for sanitary sewers and/or storm drainage, water mains, pumps and appurtenances of record in Instrument No. 20071023-0125249; Agreement for inspection and maintenance for private stormwater management facilities of record in Instrument No. 20070509-0055790; Memorandum option of record in Instrument No. 20070423-0047758; Conveyance of common area to Homeowners Association of record in Instrument No. 20160719-0073877; all of record in the Register's Office for County, Tennessee.

Witness our hands this 10th day of July, 2020.

Sally King

Stephen King

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Sally King and Stephen King, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this 10th day of July, 2020.

Notary Public
My Commission Expires: _____

File No.: 32083

