Name and Address of New Owner:
Dexter Gladney
4008 Ridgemont Dr.
Nashville, TN 37207

Send Tax Statements To:
SAME

THIS INSTRUMENT PREPARED BY:
(Please Return Document to this Address)
J.D. Kious, Attorney
Lawyers Land & Title Services, LLC
500 North Walnut St.
Murfreesboro, TN 37130
File No.: MR-20061158

Map and Parcel: 041-10-0-036.00

WARRANTY DEED

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, **Jennie Joanna Camp and Jennifer Michelle Cripps, Trustees for the Douglas Trust, dated October 24, 2000**, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **Asia Gladney, an unmarried woman and Dexter Gladney and Nicole Gladney, husband and wife**, hereinafter called the GRANTEE, 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 Lot No. 1 on the Plan of Resubdivision Lot Nos 477-A and 477-B, Bellshire Estates, Section "B" of record in Book 11190, Page 69, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Wayne M. Camp and wife, Jennie J. Camp by Warranty Deed from Gus E. Gourleux, JR and wife, Darleen Gourleux of record in Book 5078, page 158, Register's Office for Davidson County, Tennessee, dated October 08, 1976 and recorded on October 14, 1976.

Being the same property conveyed to Jennie Joanna Camp and Jennifer Michelle Cripps, Trustees for the Douglas Trust, dated October 24, 2000 by Quitclaim Deed from Jennie Joanna Camp, a single woman, and Jennifer Michelle Cripps, a single woman of record in Instrument No. 20141028-0099160, Register's Office for Davidson County, Tennessee, dated October 10, 2014 and recorded on October 28, 2014.

This conveyance is subject to: (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as: 4008 Ridgemont Dr., Nashville, TN 37207

Karen Johnson Davidson County
Batch# 449018 DEEDWARR
08/03/2020 12:54:30 PM 2 pgs
Fees: $13.00 Taxes: $956.45
20200803-0085376

True Copy Certification

I, John A Bell Sr., 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, Dana Lowdon, a notary public for this county and state, John A Bell Sr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

DANA LOWDON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 3-8-2021

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, their heirs and assigns forever; and we do covenant with 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 is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and assigns, 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 our hand this 30th day of July, 2020.

Douglas Trust

Jennie Joanna Camp - Co-Trustee

Jennie Joanna Camp, Co-Trustee for the Douglas Trust, dated October 24, 2000

Jennifer Michelle Cripps Co Trustee Douglas Trust

Jennifer Michelle Cripps, Co-Trustee for the Douglas Trust, dated October 24, 2000

State of Tennessee

County of Davidson

Personally appeared before me, a notary public in and for the state and county aforementioned, Jennie Joanna Camp and Jennifer Michelle Cripps, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be Co-Trustees of the Douglas Trust, dated October 24, 2000t and that they as such Co-trustees executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 30th of July, 2020.

Notary Public
My Commission Expires: May 15, 2021

QUENTIN ISABELL
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $258,500.00.

Jennifer Michelle Cripps Co-Trustee

Affiant Signature

Subscribed and sworn to before me, this 30th day of July, 2020.

QUENTIN ISABELL
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public
My Commission Expires: May 15, 2021