This Instrument Prepared By :
Larry Adams
8255 Dalewood Ct.
Brentwood, TN 37027

This space intentionally left blank for recording purposes.

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Karen Johnson Davidson County
Batch# 456548 DEEDWARR
08/13/2020 12:16:16 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20200813-0090820

New Owner:	Send Tax Bill:	Map/Parcel
Larry T. Adams Kellene H. Adams 8255 Dalewood Ct. Brentwood, TN 37027	Same	118-09-0-007.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][A]).

Larry T. Adams
AFFIANT

Sworn to and subscribed before me this July 12, 2020

Nancy A. Arnold
Notary Public

My Commission Expires 10/31/2020

NANCY A. ARNOLD NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, I, LARRY T. ADAMS, for the express purpose of creating tenants by the entireties, do hereby transfer and convey any and all interest owned by me in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to LARRY T. ADAMS and wife KELLENE H. ADAMS, Grantees.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

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

WITNESS MY HAND this date, July 12, 2020

By: _____

LARRY T. ADAMS

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LARRY T. ADAMS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this July 12, 2020.

_____

NOTARY PUBLIC

My Commission Expires: 10/31/2020

NANCY A. ARNOLD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 6 on the Re-Subdivision of parts of Lots Nos. 10 & 11 O. F. Noel's Plan of "Noelton", of record in Book 3106, page 139, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Larry T. Adams by Warranty Deed from Ira Adams of record in Instrument No.20111019-0081387, Register's Office for Davidson County, Tennessee, dated 10/18/2011 and recorded on 10/19/2011.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises and all matters appearing on the plan of record in Book 3106, page 69, said Register's Office.

This is improved property known as 1002 Clifton Lane, Nashville, Tennessee 37204