RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN2014178

Karen Johnson Davidson County
Batch# 470797 DEEDWARR
09/04/2020 10:31:30 AM 4 pgs
Fees: $23.00 Taxes: $1,498.50
20200904-0101255

WARRANTY DEED

CHERYL BUCKINGHAM-MIMMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $405,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of August, 2020.

NOTARY PUBLIC

My commission expires: July 5, 2021

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter Wrobel and JoAnn Wrobel, and Kalie Robie 2560 Hessey Pass, Mount Juliet, TN 37122	Same address as new owner	110-03-0-A-092.00

FOR AND IN CONSIDERATION of the sum of Four Hundred Five Thousand and 00/100 Dollars ($405,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **THE JEHOVAH JIREH TRUST, DATED DECEMBER 11, 2015**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **PETER WROBEL AND JOANN WROBEL, HUSBAND AND WIFE, AND KALIE ROBIE, UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 92 on the plan of Final Plat, Phase 3, Lakeside Meadows, of record in Instrument #20150406-0029421, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Page Kelley, Trustee of the Jehovah Jireh Trust, dated December 11, 2015, from Frank Batson Homes, Inc. by Warranty Deed dated February 22, 2016 and recorded February 24, 2016 in Instrument #20160224-0017377, said Register's Office.

This property is improved and also known as: 2560 Hessey Pass, Mount Juliet, TN

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2020 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 28th day of August, 2020.

THE JEHOVAH J IREH TRUST, DATED DECEMBER 11, 2015

Taylor Dye, Co Trustee

BY: Taylor Dye, Co-Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, of said County and State, Taylor Dye, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Co-Trustee of the Jehovah Jireh Trust, dated December 11, 2015 the within named bargainor and that she as such Trustee, executed the foregoing instrument for the purposes therein contained by signing the name of the Trust by herself as, Co-Trustee.

WITNESS my hand and seal, this the 28th day of August, 2020.

Katherine Warren

Notary Public
My commission expires: 4-13-22



THE JEHOVAH J IREH TRUST, DATED DECEMBER 11, 2015

Taylor Dye, Sole Settlor

BY: Taylor Dye, as Sole Settlor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, of said County and State, Taylor Dye, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Sole Settlor of the Jehovah Jireh Trust, dated December 11, 2015 the within named bargainor and that she as such Trustee, executed the foregoing instrument for the purposes therein contained by signing the name of the Trust by herself as, Sole Settlor.

WITNESS my hand and seal, this the 28th day of August, 2020.

Katherine Warren

Notary Public
My commission expires: 4-13-22

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD EXP. 4-13-2022

THE JEHOVAH J IREH TRUST, DATED DECEMBER 11, 2015

Taylor Dye, Sole Beneficiary

BY: Taylor Dye, as Sole Beneficiary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, of said County and State, Taylor Dye, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Sole Beneficiary of the Jehovah Jireh Trust, dated December 11, 2015 the within named bargainor and that she as such Sole Beneficiary, executed the foregoing instrument for the purposes therein contained by signing the name of the Trust by herself as, Sole Beneficiary.

WITNESS my hand and seal, this the 28th day of August, 2020.

Katherine Warren

Notary Public
My commission expires: 4-13-22

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD EXP. 4-13-2022

True Copy Certification

I, Lori Patterson, 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 therewith 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, William S. Corley, a notary public for this county and state, Lori Patterson, 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: 06/29/2021

