WARRANTY DEED

Karen Johnson Davidson County
Batch# 498601 DEEDWARR
10/20/2020 08:15:30 AM 3 pgs
Fees: $18.00 Taxes: $980.50
20201020-0121667

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $265,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF OCTOBER, 2020.

Notary Public

MY COMMISSION EXPIRES: 7/9/2024
(AFFIX SEAL)

TORI COLE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Aimee Carol Bond	Truist Bank	Parcel ID: 096 09 0 187.00
(NAME) 2800 Dunmore Drive	(NAME) 111 Millport Circle	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Greenville, SC 29607	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Michael J. Labender, an unmarried person**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Aimee Bond A/K/A Aimee C. Bond**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 24 of Twin Lawn of record in Book 2331, Page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael J. Labender, an unmarried person, by Warranty Deed from Lillard Walker III, of record in Instrument No. 20050928-0116248, in the Register's Office of Davidson County, Tennessee, dated July 15, 2005 and recorded on September 28, 2005.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 2800 Dunmore Drive, Nashville, TN 37214

unimproved ☐

This is improved ☒ property, known as 2800 Dunmore Drive, Nashville, TN 37214

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 representatives, 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 hands this 19 day of October, 2020

Michael J. Labender

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Michael J. Labender, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of October, 2020.

Notary Public

My Commission Expires: 12-23-2020

(SEAL)

STEVE TOPPINGS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

True Copy Certification

I, Christopher M. Corriveau, 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 Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 3-6-2024

