Karen Johnson Davidson County
Batch# 512646 DEEDWARR
11/09/2020 02:57:30 PM 4 pgs
Fees: $23.00 Taxes: $1,517.00
20201109-0131809

THIS INSTRUMENT PREPARED BY: Mudter, Patterson & Cox PLLC 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215 **Record & Return To:** First Title & Escrow Co., Inc. FTEC File No. 35763-09-2020	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $410,000.00. Emily Dudley Affiant Subscribed and sworn to before me this 5h day of November 2020. Julie Bailey Notary Public My Commission Expires:

JULIE BAILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
David Seth Corley, Jennifer Brooks Corley 5031 Montclair Drive Nashville, TN 37211	Leaders Credit Union 35 Storebridge Blvd Jackson, TN 38305	Map and Parcel No.: 14612003800

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Samantha C. Harris f/k/a Samantha E. Carroll and husband, S. Chandler Harris** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **David Seth Corley and Jennifer Brooks Corley, husband and wife** ("Grantees) their heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5031 Montclair Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their heirs and assigns, forever.

And Grantors covenant that they 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, except as set out on Exhibit "A" hereto. Grantors further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantors have executed this instrument on the 5th day of November 2020.

Samantha C. Harris by Gerald G. Patterson, Atty-In-Fact
Samantha C. Harris by Gerald G. Patterson, her attorney-in-fact

S. Chandler Harris by Gerald G. Patterson, Atty-In-Fact
S. Chandler Harris by Gerald G. Patterson, his attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gerald G. Patterson, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact for Samantha C. Harris, and he is authorized by Samantha C. Harris to execute this instrument on her behalf.

Witness my hand, at office, this 5th day of November 2020.

Notary Public

My Commission Expires: 10-2-2023

EILEEN K. HOPKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES OCTOBER 2, 2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gerald G. Patterson, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact for S. Chandler Harris, and he is authorized by S. Chandler Harris to execute this instrument on his behalf.

Witness my hand, at office, this 5th day of November 2020.

Notary Public

My Commission Expires:

10-2-2023

EILEEN K. HOPKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES OCTOBER 2, 2023

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 459 on the Plan of Section Six Crieve Hall Estates, as of record in Plat Book 2331, pages 1 and 2, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Samantha E. Carroll and S. Chandler Harris, as tenants in common with rights of survivorship, by deed dated October 13, 2015 from George H. Waters, III and wife, Kimberly A. Waters, of record in Instrument No. 20151014-0104703, Register's Office for Davidson County, Tennessee. The parties having since married. Samantha E. Carroll is now known as Samantha C. Harris.

This conveyance is made subject to:

1. 2020 City/County Taxes which have been paid by the Grantor and prorated by the parties.
2. All matters appearing on the Plan of record as Plat Book 2331, pages 1 and 2, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, **Angie Lawless**, 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, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

