WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-9087-AP
2

Karen Johnson Davidson County
Batch# 518058 DEEDWARR
11/18/2020 08:28:30 AM 3 pgs
Fees: $18.00 Taxes: $1,073.00
20201118-0135565

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $290,000.00

Affiant

Subscribed and sworn to before me, this 13th day of November, 2020.

Notary Public

My commission expires: 3-1-2023

DEBORAH L. BISSELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF PERRY

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Grant C. Williams **Colleen H. Robinson**	Acopia Home Loans	**08114009100**
2402 Hammond Drive	306 Northcreek Blvd	
Nashville, TN 37208	Goodlettsville TN 37072	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Jonah Rogan, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Grant C. Williams, an unmarried man and Colleen H. Robinson, unmarried woman as joint tenants with right of survivorship

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:

Land in Davidson County, Tennessee, being Lot No. 30 on the Revised Plan of Fisk Park, as of record in Book 2331, Page 114, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to A. Thomas Martin and wife, Sarah R. Martin, by Warranty Deed from AJAX Development Company, dated December 20, 1956, of record in Book 2604, Page 495, Register's Office for Davidson County, Tennessee. Subject property was conveyed to Jonah Rogan, by Quitclaim Deed from Richard Valentine, dated June 6, 2019, of record in Instrument No. 20191010-0104714, by Quitclaim Deed from Kevin Valentine, dated May 24, 2019, of record in Instrument No. 20191010-0104173, by Quitclaim Deed from Richard Rogan, dated June 6, 2019, of record in Instrument No. 20191010-0104172, and by Quitclaim Deed from Marion Rogan, dated June 7, 2019, of record in Instrument No. 20191010-0104171, all in the Register's Office for Davidson County, Tennessee. Monya Rogan enters into the execution of this instrument to convey any and all marital interest she has in said property.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (__X__) unimproved (_____) property known as 2402 Hammond Drive, Nashville, TN 37208.

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 in 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.

Jonah Rogan Date: 11-13-20
Jonah Rogan

Monya Rogan Date: 11-13-20
Monya Rogan

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Jonah Rogan and Monya Rogan, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 13th day of November, 2020.

D L Paulsson
NOTARY PUBLIC

My Commission Expires: 11-30-2020

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

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

