Karen Johnson Davidson County
Batch# 518501 DEEDWARR
11/19/2020 09:25:58 AM 2 pgs
Fees: $13.00 Taxes: $1,202.50

20201119-0136166

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $325,000.00.

Affiant

Subscribed and sworn to before me, this 18th day of November, 2020.

Notary Public

My commission expires:

S. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-9-2022

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
4025 Hillsboro Pike, Suite 601, Nashville, TN 37215

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Potter Brothers Construction, LLC	Potter Brothers Construction, LLC	090-12-0-262.00
563 Croley Drive	2321 Winford Ave	
Nashville, TN 37209	Nashville, TN 37211	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Jessica Mayo Bach and Matthew Bach, wife and husband

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Potter Brothers Construction, LLC

(hereinafter called the "Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 26, Block 'B' on the Plan of Final Layout Crolywood Subdivision, Section II of record in Plat Book 1130, Page 100, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Jessica D. Mayo by Warranty deed from Ronald W. Osborne of record as Instrument No. 20030612-0081202, Register's Office for Davidson County, Tennessee; the said Jessica D. Mayo having since married Matthew Bach and is now known as Jessica Mayo Bach; the said Matthew Bach, spouse of the said Jessica Mayo Bach joins in the execution of this Instrument to convey any interest he may have in the subject property, particularly any marital interest.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

SP 11/2015

This is improved property known as **563 Croley Drive, Nashville, TN 37209.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

GRANTOR COVENANTS with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes having been paid at closing and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 17th day of November, 2020.

Jessica Mayo Bach

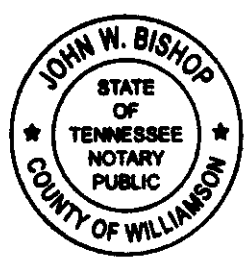
Matthew Bach

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Jessica Mayo Bach and Matthew Bach, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 17th day of November, 2020.

Notary Public
My Commission Expires: 8-10-2023



Lenders Title Company File No. 20-000255-528