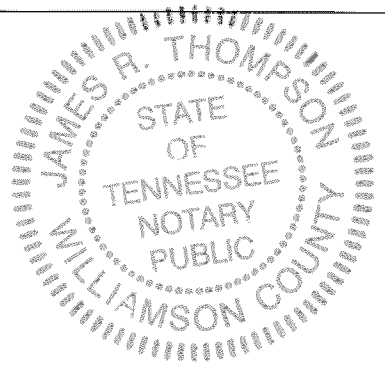
Karen Johnson Davidson County
Batch# 529477 DEEDWARR
12/10/2020 12:17:30 PM 3 pgs
Fees: $18.00 Taxes: $1,184.00
20201210-0144627



STATE OF TENNESSEE)
COUNTY OF ~~Davidson~~ Williamson)
The actual value or consideration, whichever is greater, for this transfer is $320,000.00.

Affiant

Sworn to and subscribed before me this 3rd day of December, 2020.

Notary Public
My Commission Expires: 6-26-21

THIS INSTRUMENT PREPARED BY:
MADISON TITLE & ESCROW, LLC
1033 Demonbreun Street, Ste. 300, Nashville, TN 37203
Telephone (615) 942-8096

WARRANTY DEED

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
John Jung and Cara Jung	1017 Stockell Street	Movement Mortgage	
1017 Stockell Street		8024 Calvin Hall Rd	082-03-0-201.00
Nashville, TN 37207	Nashville, TN 37207	Indian Land, SC 29707	

FOR AND IN CONSIDERATION of the sum of One and 0/100 ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, we, **Ronnie Nannie and Cheryl Nannie, husband and wife,** (Grantors), have bargained and sold and by these presents do hereby transfer and convey unto **John Jung and Cara Jung, Husband and Wife,** (Grantees), their successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being the northerly 16 feet of Lot No. 45 and the southerly 34 feet of Lot No.46 on the map of Benedict Land Company's Subdivision of the Lindsley Tract of record in Plat Book 332, Page 40, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said parts of Lot Nos. 45 and 46 front together 50 feet on the easterly side of Stockell Street and run back between parallel lines 170 feet to an alley

Being the same property conveyed to Ronnie E. Nannie and wife, Cheryl A. Nannie by Warranty deed from Melvin R. Harrington and wife, Brenda J. Harrington of record in Book 9568, page 338, Register's Office for Davidson County, Tennessee, dated May 01, 1995 and recorded on April 28, 1995.

Being also known as 1017 Stockell Street Nashville, TN 37207

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors and assigns, forever.

And Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good and lawful right to sell and convey it, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

Taxes for the year 2020, a lien due and payable, but not delinquent.

Subject to all matters shown on the Plan of record in Plat Book 332, Page 40, Register's Office for Davidson County, Tennessee.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and defend the title to said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 3rd day of December, 2020.

Ronnie Nannie

Cheryl Nannie

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Christine Maroon, the undersigned, a Notary Public, in and for said State and County, **Ronnie Nannie and Cheryl Nannie, husband and wife,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at ~~Franklin,~~ Nashville Tennessee, this the 3rd day of December, 2020.

CHRISTINE N MAROON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

NOTARY PUBLIC
My Commission Expires: 10/26/24

True Copy Certification

I, **Nick Harris**, 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 Williamson

Personally appeared before me, **Bethany D. Scott**, a notary public for this county and state, **Nick Harris**, 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: 3/7/22

