Karen Johnson Davidson County
Batch# 557452 DEEDWARR
01/20/2021 11:57:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210120-0008567

2020-10-231

WHEN RECOREDED MAIL TO:
1300 PICCARD DRIVE
ROCKVILLE, MD 20850

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
BC LAW FIRM, P.A. Prepared By: 1803 S KANNER HWY. STUART, FL 34994
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WILLIAM G. DAVIS GLENNA J. DAVIS	WILLIAM G. DAVIS GLENNA J. DAVIS	161 11 0A 137.00
514 HUNTINGTON RIDGE DRIVE NASHVILLE, TN 37211	514 HUNTINGTON RIDGE DRIVE NASHVILLE, TN 37211	

For good consideration, I (We) **GLENNA J. DAVIS, MARRIED,** whose mailing address is 514 HUNTINGTON RIDGE DRIVE, NASHVILLE, TN 37211, hereby bargain, deed and convey to **WILLIAM G. DAVIS AND GLENNA J. DAVIS, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY,** whose mailing address is 514 HUNTINGTON RIDGE DRIVE, NASHVILLE, TN 37211, the following described land in DAVIDSON County, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 137 OF THE HUNTINGTON RIDGE TOWNHOUSE OF RECORD IN PLAT BOOK 4675, PAGE 9, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO GLENNA J. DAVIS, A MARRIED WOMAN FROM RONALD WALTON AND PATRICIA WALTON BY WARRANTY DEED DATED NOVEMBER 30, 2001 AND RECORDED DECEMBER 14, 2001 AMONG THE LAND RECORDS OF DAVIDSON COUNTY, STATE OF TENNESSEE IN INSTRUMENT NO. 20011214-0138144.

Property Address: 514 HUNTINGTON RIDGE DRIVE, NASHVILLE, TN 37211

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

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances except those of record; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs and assigns will forever warrant and defend all of the property so granted to Grantee, its heirs and assigns, against every person lawfully claiming the same or any part thereof.

WITNESS the hands and seal of said Grantors this 31st day of December 2020.

Glenna J. Davis
GLENNA J. DAVIS

STATE OF Tennessee)
) SS.
COUNTY OF DAVIDSON)

On this 31st day of December 2020, before me personally appeared **GLENNA J. DAVIS,** to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledge that he/she (they) executed the same for the purposes therein contained as his/her (their) free act and deed.

(Seal)

Notary Public
My Commission Expires: July 5, 2021

STATE OF TENNESSEE NOTARY PUBLIC
My Commission Expires July 5, 2021

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $ 0

Signature of Affiant

STATE OF Tennessee
COUNTY OF DAVIDSON

Sworn to before me this 31st day of December, 20 20.

Notary Public
My Commission Expires:
July 5, 2021

STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires July 5, 2021

Name and address for person(s) responsible for taxes:
WILLIAM G. DAVIS
GLENNA J. DAVIS
514 HUNTINGTON RIDGE DRIVE
NASHVILLE, TN 37211

Name and Address of property owner:
WILLIAM G. DAVIS
GLENNA J. DAVIS
514 HUNTINGTON RIDGE DRIVE
NASHVILLE, TN 37211

True Copy Certification

I, Amanda Muller, 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.

Amanda Muller
Signature

State of Maryland
County of Montgomery

Personally appeared before me, Victoria Robinson, a notary public for this county and state, Amanda Muller who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Victoria Lee Robinson
Notary Signature

My Commission Expires: 01/14/2024

VICTORIA LEE ROBINSON
Notary Public
Prince George's County, Maryland
My Commission Expires 1/14/2024