Karen Johnson Davidson County
Batch# 557619 DEEDWARR
01/20/2021 02:33:34 PM 3 pgs
Fees: $18.00 Taxes: $2,923.00
20210120-0008759

This instrument prepared by: Joan M. Brady, Attorney
449 Taft Avenue
Glen Ellyn, Illinois 60137

WARRANTY DEED

THIS INDENTURE, made this 14th day of January, A.D., 2021, by and between

Jeffrey Ready and spouse, Julie Keeton

First Parties, and

Steven Sucher and Chanin Sucher, husband and wife

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ---------One and NO/100---------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

The land referred to herein below is situated in the County of Davidson, State of Tennessee, and is described as follows:

Land in Davidson County, Tennessee, Being Lot No. 156 on the Plan of Plan of Brook Meade, Section V of record in Plat Book 2133, Page 102, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of property,

Being the same property conveyed to Jeffrey Ready Jr., a single person by Deed dated March 8, 2018 from Janice Bracklin Tucker, a single person, recorded March 12, 2018, In Instrument Number 20180312-0023241, in the Official Records of Davidson County, Tennessee.

OWNER:
STEVE AND CHANIN SUCHER
728 RICHFIELD DR
NASHVILLE, TN 37205

RESPONSIBLE TAXPAYER:
STEVE AND CHANIN SUCHER
728 RICHFIELD DR.
NASHVILLE TN 37205

CLT # 115-04-0-03000

MR-BRI-8464844

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: RM-VRE-20-728

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

x _____
Jeffrey Ready

x _____
Julie Keeton

✓STATE OF TN

✓COUNTY OF Davidson

Personally appeared before me, Jeffrey Ready and spouse, Julie Keeton , 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.

Witness my hand, at office, this 28 day of October, 2020.

✓ _____
Notary Public

MATT UNGERBUEHLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:

My Commission Expires
✓ October 2, 2023

OATH OF CONSIDERATION

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $ 790,000.00.

Affiant

STATE OF Tennessee, COUNTY OF Davidson

Subscribed and sworn before me this the 14th day of January, 2021.

Stacey Denson Palmer
Signature of Notary Public

Notary Seal

Stacey Denson Palmer
Printed Name of Notary

1/3/23
Commission Expiration

