Karen Johnson Davidson County
Batch# 586983 DEEDWARR
03/08/2021 10:40:30 AM 3 pgs
Fees: $18.00 Taxes: $2,153.40
20210308-0029870

Prepared by:
Security Title & Escrow Co., LLC
1517 Hatcher Lane
Columbia, Tennessee 38401

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between **William Joseph Yeager and wife, Kathryn A. Roeder,** FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and **Alexandra Lee West and William Thompson West III,** SECOND PARTY, which expression shall include heirs, assigns and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

LOCATED in Davidson County, Tennessee and being Lot 16 on the plan of Revision 1, Section 1, Brentwood Chase Subdivision as shown on plat of record in Plat Book 9700, Pages 936 - 941, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to William Joseph Yeager and wife, Kathryn A. Roeder by deed dated May 7, 2013 of record in Instrument No. 20130509-0047038, Register's Office of Davidson County, Tennessee.

Map & Parcel - 160-16-OB-16

Property Address: 6156 Brentwood Chase Drive, Brentwood, Tennessee 37027

In the event of a discrepancy between the property address and the legal description, the legal description shall control.

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, title, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that it is lawfully seized And possessed of said real estate and that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in the **Davidson** County, Tennessee Register of Deeds office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this conveyance has been executed on the 4 day of March, 2021.

William Joseph Yeager

William Joseph Yeager

Kathryn A Roeder

Kathryn A. Roeder

STATE OF **TENNESSEE**
COUNTY OF ~~**Davidson**~~ Marshall

Personally appeared before me, the undersigned, **William Joseph Yeager and Kathryn A. Roeder,** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 4 day of March, 2021.

Shannon C Sylvester

Notary Public

My commission expires:
5/23/22

SHANNON C SYLVESTER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-23-2022

STATE OF TENNESSEE
COUNTY OF Williamson

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **582,000.00.**

Affiant

Subscribed and sworn to before me, this 5th day of March, 2021.

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

My commission expires: _____

Notary Public

NEW PROPERTY OWNERS:

Alexandra Lee West and
William Thompson West III

6156 Brentwood Chase Dr

Brentwood, Tennessee 37027

PERSON(S) RESPONSIBLE FOR TAXES:

New Owner

True Copy Certificate of Authenticity

I, **Taylor Grills**, 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 Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON

Notary's Signature

My Commission Expires: 12/15/2021