Karen Johnson Davidson County
Batch# 601507 DEEDWARR
03/26/2021 03:02:57 PM 2 pgs
Fees: $13.00 Taxes: $980.50
20210326-0040374

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #21-1208

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kelly C. Bellm (fka Kelly C. Dawson) and Andrew Bellm, wife and husband**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David D. Shoemaker and Melinda S. Shoemaker, husband and wife**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 29-B on the Plan of Zone Lot Division, Lot 29, Section Two, Brentwood Meadows of record in Plat Book 5200, Page 782, as amended by Book 6250, Page 681, 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 Lot No. 29-B fronts 31.7 feet on the Westerly margin of Brentwood Meadows Circle and extends back 317.8 feet on the North line and 303.4 feet on the South line to a dead line in the rear, measuring 52.5 feet thereon.

Being the same property conveyed to Kelly C. Dawson by Warranty deed from John Williamson, married of record in Instrument No. 20150410-0031880 Register's Office for Davidson County, Tennessee, dated March 06, 2015 and recorded on April 10, 2015. Kelly C. Dawson now known as Kelly C. Bellm is now married to Andrew Bellm who joins in this conveyance to convey all marital in the subject property.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 5715 Brentwood Meadows Circle, Brentwood, TN 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs 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.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
David D. Shoemaker 5715 Brentwood Meadows Circle Brentwood, TN 37027	DAVID D. SHOEMAKER 769 McCLENDON CT	161-13-0-022.00

WITNESS THE EXECUTION HEREOF this 25th day of March, 2021.

Kelly C. Bellm

Andrew Bellm

State of Tennessee)
County of Davidson)

On this 25th day of March, 2021, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Kelly C. Bellm and Andrew Bellm, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7/9/22

LYDIA H. WEAVER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 9, 2022

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 265,000.00.**

Affiant

Sworn and subscribed before me on this the 25th day of March, 2021.

Notary Public

My Commission Expires: 7/9/22

LYDIA H. WEAVER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 9, 2022