Karen Johnson Davidson County
Batch# 616450 DEEDWARR
04/16/2021 12:14:30 PM 8 pgs
Fees: $43.00 Taxes: $962.00
20210416-0051223

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $260,000.00. Affiant Subscribed and sworn to before me, this the 8TH day of APRIL, 2021. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Mindful Home Solutions II, LLC	New Owner(s)	083-14-0-349.00
707 MAIN ST., #165		
NASHVILLE, TN 37206		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **GLENDA RANDOLPH , AND HELEN HUFF , AND BOBBI JANE YORK, AND GLENN YORK, AND STEVE YORK, AND JENNIFER YORK ALLISON, AND BETTY YORK , AND SHERYL LYNN BEASELY , AND SCOTTY ANTHONY YORK , AND TAMMY RENA CONNER**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MINDFUL HOME SOLUTIONS II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 144 on the Plan of Edgefield Land Company's First Subdivision, as of record in Book 57, Page 130, Register' s Office for said County.

Being Lot No. 144 fronts 50 feet on the Northerly side of Shelby Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Lawrence C. Mendonsa and wife, Dorothy L. Mendonsa by deed from Margaret Dabney Faith, widow of Wendell E. Faith, of record in Book 6139, Page 610, Register' s Office for Davidson County, Tennessee, the said Lawrence C. Mendonsa, and Dorothy L. Mendosa having both died, the property rests with the trustee Helen Huff by Quitclaim deed of record in Book 8860, Page 481, Register's Office for Davidson County, and is now conveyed by the trustee, Helen Huff, pursuant to the Dorothy L. Mendonsa trust, of which reference is made, to the remainder beneficiaries above, with a possessory life estate to Edith Littlefield.

The Dorothy Mendonsa Trust Agreement Docket No. 01P677

Glenda Randolph

Helen Huff

Bobbi Jane York

Glenn York

Steve York

Jennifer York Allison

Betty York

Sheryl Lynn Beasely

Scotty Anthony York

Tammy Rena Conner

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 6 day of April, 2021

Glenda Randolph

Helen Huff

Bobbi Jane York

Glenn York

Steve York

Jennifer York Allison

Betty York

Sheryl Lynn Beasely

Scotty Anthony York

Tammy Rena Conner

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Glenda Randolph and Helen Huff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 9 day of April, 2021.

Notary Public

My Commission Expires: 9-2-2024

BRITNEY WEISBECKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 6 day of April, 2021

Glenda Randolph

Helen Huff

Bobbi Jane York

Glenn York

Steve York

Jennifer York Allison

Betty York

Sheryl Lynn Beasley

Scotty Anthony York

Tammy Rena Conner

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Glenda Randolph and Helen Huff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this _____ day of _____, 2021.

_____
Notary Public

My Commission Expires: _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Jennifer York Allison, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this _____day of _____, 2021.

_____
Notary Public

My Commission Expires: _____

STATE OF FLORIDA
COUNTY OF LEE

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Glenn York, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 5 day of April, 2021.

Notary Public

My Commission Expires: 8-11-2023

A PATRICK RAYMOND JR
Notary Public-State of Florida
Commission # GG 323591
My Commission Expires
August 11, 2023

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Bobbi Jane York, Scotty Anthony York, Sheryl Lunn Beasley, and Tammy Rena Conner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this _____day of _____, 2021.

_____
Notary Public

My Commission Expires: _____

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Steve York, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 2 day of April, 2021.

Notary Public

My Commission Expires: 9-2-2024

BRITNEY WEISBECKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Jennifer York Allison, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 6 day of April, 2021.

Notary Public

My Commission Expires: 9-2-2024

BRITNEY WEISBECKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Glenn York, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this ___ day of _____, 2021.

Notary Public

My Commission Expires: _____

STATE OF _____
COUNTY OF _____

STATE OF TN
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Bobbi Jane York, Scotty Anthony York, Sheryl Lunn Beasley, and Tammy Rena Conner, and Betty York with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

STACEY W BARNHILL
STATE OF TENNESSEE
NOTARY PUBLIC
SMITH COUNTY

Witness my hand and seal this 6th day of April, 2021.

Stacey W. Barnhill
Notary Public

My Commission Expires: 6.11.2024

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

