WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF APRIL, 2021.

Notary Public

MY COMMISSION EXPIRES: 2/26/24

Karen Johnson
Batch# 618105
04/19/2021 11:49:50 AM
Fees: $13.00 Taxes: $751.10

Davidson County
DEEDWARR
2 pgs

20210419-0051924

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
301 S Perimeter Park Dr, Suite 214, Nashville, TN 37211

File No.: 2021040094

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Thomas Wesley Frizzell and Mary Jean Frizzell	Same as above	
(NAME) 5170 Hickory Hollow Pkwy	(NAME)	163-05-0A-006.00 CO
(ADDRESS) Antioch, TN 37013	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED THREE THOUSAND AND NO/100 Dollars ($203,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **COREY CARNEY AND WIFE, NASHEDRA CARNEY**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **THOMAS WESLEY FRIZZELL AND MARY JEAN FRIZZELL,** HEREINAFTER CALLED THE GRANTEES, 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. 6, as shown on the map entitled Plan of Hickory Hollow Townhomes (Mill Park), Phase 1, of record in Plat Book 9700, page 686, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to COREY CARNEY, A SINGLE MAN, by deed from LINDA BRANDLEY, UNMARRIED, of record as Instrument No. 20050204-0013142, dated January 28, 2005, said Register's Office.

Said Corey Carney having since married.

unimproved ☐
This is improved ☒ property, known as 5170 Hickory Hollow Pkwy, Unit 915, Antioch, TN 37013
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness Corey Carney and Shedra Carney this 14th day of April, 2021.

Corey Carney

Nashedra Carney

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, a Notary Public, personally appeared Corey Carney and Nashedra Carney to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal atDavidson County, Tennessee this 14th day of April, 2021.

Notary Public

My Commission Expires: _____

