Karen Johnson Davidson County
Batch# 625839 DEEDWARR
04/29/2021 01:52:12 PM 2 pgs
Fees: $13.00 Taxes: $869.50
20210429-0057672

Prepared By & Return To:
Southern Title, LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075
21-0203

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 235,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 28th day of April, 2021

Notary Public

Commission Expires: _____

RYAN TERRELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-02-2022

Address of New Owner	Send Tax Bills To:	Map & Parcel
Angela B. Glore 226 Martingale Drive Old Hickory, TN 37138	Legacy Home Loans LLC 4004 Hillsboro Pike Ste 216 B Nashville, TN 37215	044-14-0-010

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Katelyn Bannister now known as Katelyn Turner, married

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Angela B. Glore and Anthony C. Glore, husband and wife

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. 226 of Block No. 4 on the Plan of Cumberland Terrace Subdivision, Part 1, as of record in Book 1424, page 49, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Katelyn Bannister, a single woman, by Warranty Deed from Vickie Janiece Hudson, an unmarried person, dated 7/17/2015 and recorded 7/17/2015 in Instrument No. 20150717-0070243, in the Register's Office of Davidson County, Tennessee.

Justin Turner, spouse of Katelyn Turner, joins in the execution of this instrument to convey his marital interest, if any, in subject property.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 226 Martingale Drive Old Hickory, TN 37138.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 28th day of April, 2021.

Katelyn Turner

Justin Turner

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Katelyn Turner and Justin Turner** 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 and official seal at Hendersonville, Tennessee this 28th day of April, 2021.

Notary Public
My Commission Expires: 8·20·24

(Notary Seal)

