WARRANTY DEED

Karen Johnson Davidson County
Batch# 627452 DEEDWARR
05/03/2021 12:14:30 PM 3 pgs
Fees: $18.00 Taxes: $451.40
20210503-0058992

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30th DAY OF APRIL, 2021.

ANAMARIA WILLINGHAM NOTARY PUBLIC My Comm Exp. 09/16/23 COUNTY OF WILLIAMSON

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS: Jon Michael Atwood and Vicki Atwood	SEND TAX BILLS TO: New owner at	MAP-PARCEL NUMBERS
(NAME) 3113 Lakeland Dr.	(NAME) Property address	09615000800
(ADDRESS) Nashville, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Sharon M. Atwood, unmarried, and Melinda Chavez, married** , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jon Michael Atwood and Vicki Atwood** , HEREINAFTER CALLED THE GRANTEE, 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. 913, on the Plan of Clover Hill, Section No. XI record in Book 2663, Page 26, said Register's Office.

Being the same property conveyed to Melinda Chavez and Sharon M. Atwood, by virtue of that certain Warranty Deed dated April 5, 2006, and being of record at Instrument No. 20060413-0042817 in the Register's Office of Davidson County, Tennessee.

Jeremias Chavez joins in this conveyance to transfer any and all martial interest he may have in the above described property as the spouse of Melinda Chavez.

This conveyance is subject to all easements, restrictive covenants and conditions including those located at Plat Book 2663, Page 26, and all other matters of record, including all items set out on any applicable plat of record.

This is unimproved / improved x property, known as 3113 Lakeland Dr, Nashville, TN 37214
(House Number) (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 my hand this 30th day of April, 2021.

Sharon M. Atwood

Sharon M. Atwood

Melinda Chavez

Melinda Chavez

JEREMIAS CHAVEZ

Jeremias Chavez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Sharon M. Atwood, and Melinda Chavez and Jeremias Chavez,** with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 30th day of April, 2021.

ANAMARIA WILLINGHAM
TENNESSEE NOTARY PUBLIC
My Comm Exp. 09/16/23
COUNTY OF WILLIAMSON

Notary Public
My Commission Expires: 9/16/23

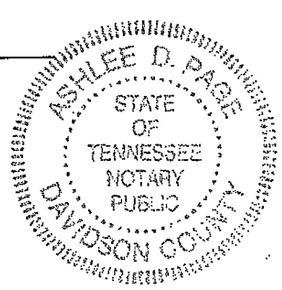
Certificate of Authenticity

I, Emily Reed, 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 the law.

Emily Reed
Signature

State of Tennessee
County of Davidson
Personally appeared before me, Ashlee D Page a notary public for this county and state, Emily Reed who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee D Page
Notary Signature



My Commission Expires: 11/08/2022