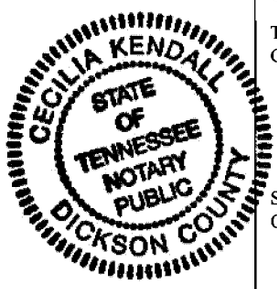
WARRANTY DEED



Karen Johnson Davidson County
Batch# 638175 DEEDWARR
05/18/2021 10:46:30 AM 4 pgs
Fees: $23.00 Taxes: $1,359.10
20210518-0066802

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $267,325.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF MAY, 2021.

Notary Public

MY COMMISSION EXPIRES: 9/18/23
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Green Hills , 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
John Brock	**John Brock**	073-160-029.00
(NAME)	(NAME)	
2448 Vale Lane	**2448 Vale Lane**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	**Nashville, TN 37214**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Myrna G. McWhorter, a married woman and Ernest A. Pittman, Jr, a married man**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **John Brock, a single man**, 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. 145 on Plan of Section 1, Sunset View, Revised as of record in Book 2663, Pages 27 and 28, Register's Office for said County.

Said Lot No. 145 fronts 100 feet on the easterly side of Vale Lane and runs back 209.6 feet on the northerly line and 249.1 feet on the southerly line which is a broken line to a dead line in the rear on which it measures 106.5 feet, to which Plat reference is hereby made for a more complete legal description.

And also being the same property conveyed to Myrna G. McWhorter and Ernest A. Pittman Jr, By Quitclaim Deed from to Myrna G. McWhorter and Ernest A. Pittman Jr, Co-Successor Trustees of the Hazel J. Pittman, Revocable Living Trust March 16th 1999 with full power to sell, convey or transfer title according to said trust, Myrna Gail McWhorter, as Executor of the Estate of Hazel Janiece Pittman, dated March 23, 2021 recorded March 29, 2021, of record as Instrument No. 20210329-0040497 Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Hazel J. Pittman, trustee, or successor trustee(s) of the Hazel J. Pittman Revocable Living Trust Dated March 16, 1999, By Quitclaim Deed from Hazel J. Pittman dated March 16, 1999 recorded April 05, 1999, of record in Book 11413, Page 433 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Hazel J. Pittman By Warranty Deed from Sean Stroud and wife Carol C. Stroud dated June 30, 1997 recorded July 03, 1997, of record in Book 10517, Page 280 Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 2448 Vale Lane, Nashville, TN 37214

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 our hands this _____ day of May, 2021.

Myrna G. McWhorter

Ernest A. Pittman, Jr

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Myrna G. McWhorter**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

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

_____
Notary Public

My Commission Expires:

STATE OF FL
COUNTY OF CLAY

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Ernest A. Pittman, Jr.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12th day of May, 2021.

Notary Public

My Commission Expires:

R. NICOLE KOTTIATH
Notary Public – State of Florida
Commission # GG 118262
My Comm. Expires Jun 25, 2021
Bonded through National Notary Assn.

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 our hands this _____ day of May, 2021.

Myrna G. McWhorter

Ernest A. Pittman, Jr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Myrna G. McWhorter**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of May, 2021.

Notary Public

KIMBRA R. ROUSH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My Commission Expires:

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Ernest A. Pittman, Jr.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

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

Notary Public

My Commission Expires:

True Copy Certification

I, Tameika Jones, do hereby make the oath that I am a licensed attorney and/or 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.

Tameika Jones

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Tameika Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/22/2022

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY