This instrument prepared by:
Copper Title
120 S. Central Ave
St. Louis, MO 63105

Karen Johnson Davidson County
Batch# 642359 DEEDWARR
05/21/2021 01:43:30 PM 3 pgs
Fees: $18.00 Taxes: $1,554.00
20210521-0069570

TRUSTEE WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Sean T. Day	JLB Corporation DBA Golden Oak Lending, ISAOA	073 07 0 008.00
2406 Kimberly Dr	11737 Administration Dr	
Nashville, TN 37214	St. Louis, MO 63146	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Anderson Revocable Living Trust Dated August 16th, 2018** have this day bargained and sold, and do hereby transfer and convey unto the said **Sean T. Day, a single person** the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee as follows:

Being all that real property known, designated, and described as Lot No. 320, Section Six, Sunset View,as shown on map/plat recorded at Map/Plat Book/Cabinet 2900, Pages 54-55, Davidson County Registry, which description is hereby referenced.

Being the same property conveyed to Michael J Anderson or Sherry M Anderson, trustees of the Anderson Revocable Living Trust dated August 16, 2018 recorded 8/24/2018 as Document# 20180824-0084012 in the Davidson County Records

This is improved (X) property, known as: 2406 Kimberly Dr, Nashville, Tennessee 37214

STATE OF TENNESSEE
COUNTY OF Davidson *The actual consideration or value whichever is greater, for this transfer is $420,000.00*

Affiant _____

Subscribed and sworn to before me this the 20 *day of* May *2021*

Notary Public _____

My commission expires:
(Affix Seal)
4/18/22

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

Witness our hands this 20th day of May, 2021.

Anderson Revocable Living Trust, dated August 16th, 2018

BY: _____
Michael J. Anderson, Trustee

BY: _____
Sherry M. Anderson, Trustee

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael J. Anderson and Sherry M. Anderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged themselves as Trustees of the Anderson Revocable Living Truste, dated August 16th, 2018, and in his capacity as such Trustees, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of May, 2021.

_____
Notary Public
My Commission Expires: 4-13-22

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

True Copy Certification

I, Melissa Mowery of Copper Title LLC do hereby make an oath that I am 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.

Melissa Mowery

STATE OF MISSOURI)
)
COUNTY OF ST. LOUIS)

Melissa Mowery with Copper Title LLC personally appeared before me, Ellen Sappington, a notary public for this county and state, who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

NOTARY PUBLIC NOTARY SEAL STATE OF MISSOURI

ELLEN SAPPINGTON
My Commission Expires
June 6, 2022
St. Charles County
Commission #07223326

Ellen Sappington

My commission Expires: 6/6/22