Karen Johnson Davidson County
Batch# 642437 **DEEDWARR**
05/21/2021 03:14:48 PM 2 pgs
Fees: $13.00 Taxes: $3,700.00

20210521-0069676

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $1,000,000.00.

Affiant

Sworn to and subscribed before me this day of **May, 2021.**

Notary Public
My Commission Expires:

GREGORY HOLZEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-07-2024

THIS INSTRUMENT PREPARED BY:
PURYEAR, NEWMAN & MORTON, PLLC
130 Fourth Avenue South; P. O. Box 40, Franklin, Tennessee 37065
Telephone (615) 790-2444; Facsimile (615) 790-2951

WARRANTY DEED

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
Ian G. Macara		Truist Bank	
6513 Jocelyn Hollow Road	6513 Jocelyn Hollow Road	~~New Owner~~ P.O. Box 79041	129-02-0-019.00
Nashville, TN 37205	Nashville, TN 37205	Baltimore, MD 21279	

FOR AND IN CONSIDERATION of the sum of One and 0/100 ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, **Amy Hall, now know as Amy Hall Lane, married** (Grantor), has bargained and sold and by these presents does hereby transfer and convey unto **Ian G. Macara,** (Grantee), his heirs and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 729 on the Plan of West Meade Farms, Inc., Section VII of record in Plat Book 2331, Page 13, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Amy Hall, unmarried by Warranty deed from Gregory T. Wells and Laura D. Wells, husband and wife of record in Instrument No. 20100816-0064347 Register's Office for Davidson County, Tennessee, dated August 13, 2010 and recorded on August 16, 2010.

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor covenants with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good and lawful right to sell and convey it, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

Taxes for the year 2021 and all subsequent years.
Plan of record in Plat Book 2331, Page 13, Register's Office for Davidson County,

Tennessee.
Restrictions of record in Book 2340, Page 13 and Book 2341, Page 221, in the Register's Office for Davidson County, Tennessee.
Sanitary Sewer and/or Storm Drainage Easement of record in Book 6161, Page 287, in the Register's Office for Davidson County, Tennessee.

And Grantor does further covenant and bind herself, her and assigns, to warrant and defend the title to said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Greg Lane, the spouse of the Grantor, joins in the execution of this deed without warranty to convey any interest he has in the subject property.

WITNESS my hand this the 21 day of May, 2021.

Amy Hall n/k/a Amy Hall Lane

Greg Lane

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said State and County, **Amy Hall n/k/a Amy Hall Lane and Greg Lane,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 21st day of May, 2021.

NOTARY PUBLIC
My Commission Expires: 1·5·25

CHARLES E. MORTON IV
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY