WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,325,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF MAY, 2021.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

HOLLY DEES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 7, 2023

Prepared by:
Y-SB-CR-21-9168
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Henry David deLaureal and Elizabeth G. deLaureal	NEW OWNER	
(NAME)	(NAME)	118-06-1A-002.00CO
916 B Gale Lane		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **DIANE JOHNSON MAY AND JOSEPH F. MAY, CO-TRUSTEES OF THE DIANE JOHNSON MAY REVOCABLE TRUST DATED JULY 03, 2012**, hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **HENRY DAVID DELAUREAL AND ELIZABETH G. DELAUREAL, HUSBAND AND WIFE**, hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON COUNTY, STATE OF TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 2, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Gale Lane Residences I, of record as Instrument No. 20180905-0088004 and being shown on Plat attached thereto as Exhibit "C", 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 Diane Johnson May and Joseph F. May, Co-Trustees of The Diane May Revocable Trust dated July 03, 2012 by Warranty Deed from Nashville Partners, GP, a Tennessee General Partnership, of record in Instrument No. 20190827-0085930, Register's Office for Davidson County, Tennessee, dated August 23, 2019 and recorded on August 27, 2019.

This conveyance is subject to:
- Taxes for the year 2021, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat at Instrument No. 20180405-0031956, Register's Office for Davidson County, Tennessee.
- Declaration of Covenants, Conditions and Restrictions for Gale Lane Residences I with By-Laws appended thereto, of record in Instrument Number 20180905-0088004, Register's Office for Davidson County, Tennessee.
- Subject to all matters shown on the Plan attached as Exhibit "C" to the Declaration of Covenants, Conditions and Restrictions for Gale Lane Residences I, of record in Instrument Number 20180905-0088004, Register's Office for Davidson County, Tennessee.
- Charter of Gale Lane Residences I Homeowners' Association, Inc. of record in Instrument Number 20180919-0092918, in the Register's Office for Davidson County, Tennessee.
- Shared Driveway Easement of record in Instrument Number 20180919-0092933, in the Register's Office for Davidson County, Tennessee.
- Easement for Encroachment and Permissive Use Agreement of record in Instrument Number 20190808-0078746, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is improved property known as: **916 B Gale Lane, Nashville, Tennessee 37204**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Karen Johnson Davidson County
Batch# 650006 **DEEDWARR**
06/04/2021 01:25:02 PM 3 pgs Warranty Deed
Fees: $18.00 Taxes: $4,902.50

20210604-0075292

Witness my/our hand(s) this the 28th DAY OF MAY, 2021.

The Diane Johnson May Revocable Trust dated July 03, 2012

BY: _____
Diana Johnson May
Co-Trustee

BY: _____
Joseph F. May
Co-Trustee

STATE OF IL
COUNTY OF Lake

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DIANA JOHNSON MAY, CO-TRUSTEE of THE DIANE JOHNSON MAY REVOCABLE TRUST DATED JULY 03, 2012, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 28th of May, 2021.

_____
Notary Public
My Commission Expires: 10/31/2022
(SEAL)

RENEE L. CHURCH
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
10/31/2022

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOSEPH F. MAY, CO-TRUSTEE of THE DIANE JOHNSON MAY REVOCABLE TRUST DATED JULY 03, 2012, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 28th of May, 2021.

_____
Notary Public
My Commission Expires: _____
(SEAL)

Witness my/our hand(s) this the 28th DAY OF MAY, 2021.

The Diane Johnson May Revocable Trust dated July 03, 2012

BY: _____
Diana Johnson May
Co-Trustee

BY: _____
Joseph F. May
Co-Trustee

STATE OF IL
COUNTY OF LAKE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DIANA JOHNSON MAY, CO-TRUSTEE of THE DIANE JOHNSON MAY REVOCABLE TRUST DATED JULY 03, 2012, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 28th of May, 2021.

_____
Notary Public
My Commission Expires: 10/31/2022
(SEAL)

RENEE L. CHURCH
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
10/31/2022

STATE OF IL
COUNTY OF LAKE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOSEPH F. MAY, CO-TRUSTEE of THE DIANE JOHNSON MAY REVOCABLE TRUST DATED JULY 03, 2012, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 28th of May, 2021.

_____
Notary Public
My Commission Expires: 10/31/2022
(SEAL)

RENEE L. CHURCH
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
10/31/2022