Karen Johnson Davidson County
Batch# 660497 DEEDWARR
06/21/2021 10:56:52 AM 2 pgs
Fees: $13.00 Taxes: $925.00

20210621-0083182

April G. Nichols State of Tennessee Notary Public Williamson County

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $250,000.00

Lakin Singleton
Affiant

Subscribed and sworn to before me, this 14 day of May, 2021.

Notary Public

My commission expires: 6-24-2023

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Emily B Turner **Marie Sinclair Tucker**	**NEW OWNER**	**05307001100**
1900 Overton Street		
Old Hickory, TN 37138		

FOR AND IN 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 ACKNOWLEDGE, WE,

Laurie E. Gomer, unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Emily B Turner and Marie Sinclair Tucker, Tenants In Common

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 the easterly portion of Lot 56 on the revised plan of Section "E", Village of Old Hickory, as recorded in Plat Book 1424, Page 132, to which plan reference is hereby made for a more complete description.

Said part of lot 56 fronts 90 feet on the westerly side of Overton Street and extends 255.5 feet, more or less on the northerly line and 254.61 feet on the southerly line to a portion of the easterly line of lot 1 on the plan of the resubdivision of lots 56 and 58, Section "E" Village of Old Hickory, as recorded in Plat book 3700, Page 105, Register's Office for Davidson County, on which it measured 93.69 feet.

Being the same property conveyed to Laurie E. Gomer, by Warranty Deed from Marvin R. Johnson and wife, Carlene E. Johnson, dated September 1, 2011, of record in Instrument No. 20110909-0070048, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (__X__) unimproved (_____) property known as 1900 Overton Street, Old Hickory, TN 37138.

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 in 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.

Laurie E. Gomer Date: 5/14/2021
Laurie E. Gomer

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Laurie E. Gomer, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14th day of May, 2021.

D Paulsson
NOTARY PUBLIC

My Commission Expires: 10-21-2024

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER