This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane Building 2
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater is $356,000.00.

Affiant

Subscribed and sworn before me this the 30th day of June, 2021.

Notary Public
My commission expires: 9-6-22

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Marlin Chapman 6249 N. New Hope Rd Hermitage, TN 37076	New Owner	087-00-0 046.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, PACES FUNDING, LLC, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to MARLIN CHAPMAN, , hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Nashville, Davidson County, Tennessee, being Lot No. 1, as further shown and described on the Final Plat for Judah Subdivision, of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20110322-0022136, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Paces Funding, LLC, by deed dated 12/28/2020, from David M. Anthony, Substitute Trustee, of record in Instrument No. 20201228-0153737, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 6249 N. New Hope Rd, Hermitage, TN 37076.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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# 670110 DEEDWARR
07/02/2021 10:24:30 AM 3 pgs
Fees: $18.00 Taxes: $1,317.20
20210702-0089917

Witness my hand this the 30th day of June, 2021.

Paces Funding, LLC

BY: _____
Dean Tilman, Manager

STATE OF Florida

COUNTY OF Duval

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Dean Tilman, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his oath acknowledged himself to be the Manager of the within named bargainor, a LLC, and that he, as such Manager, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by the said Dean Tilman as such Manager.

Witness my hand and official seal this 30 day of June, 2021.

My commission expires:

_____
Notary Public

JULIE E. FOX
Notary Public - State of Florida
Commission # GG 350000
My Comm. Expires Jun 30, 2023
Bonded through National Notary Assn.

Dated

7/1/21

Tennessee Certification of Electronic Document

I, Benjamin Seamon (Signer's Name), do hereby make oath that I am a licensed attorney and/or 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.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, W. Reid Solomon (Notary's Name), a notary public for this county and state, Benjamin Seamon (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-04-2023

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

00569731