BOX 10-A

(1)

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

Name and Address of New Owner:
Andrew Meador and Katherine T. Meador
1222 Jefferson Davis Dr.
Brentwood, TN, 37027

Send Tax Bills To:
Andrew Meador and Katherine T. Meador
1222 Jefferson Davis Dr.
Brentwood, TN, 37027

This Instrument Prepared By
Limestone Title & Escrow
580 Franklin Road
Suite 203
Franklin, TN 37069

Karen Johnson Davidson County
Batch# 671877 DEEDWARR
07/07/2021 10:39:16 AM 2 pgs
Fees: $13.00 Taxes: $4,625.00

20210707-0091124

Map & Parcel No: 145/14/0/30.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Elizabeth R. Meyer and husband, James A. Meyer, Jr.** , "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Andrew Meador and Katherine T. Meador, husband and wife,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 188 on the Plan of Tyne Valley Estates, Section 10, of record in Book 3700, page 136, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Elizabeth R. Meyer and husband, James A. Meyer, Jr. from Ann Harsh Linebaugh by Warranty Deed dated December 16, 2005 and recorded March 22, 2006 in Instrument #20060322-0032591, said Register's Office.

Property more commonly known as 1222 Jefferson Davis Dr, Brentwood, TN, 37027.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 29th day of June, 2021.

_____(SEAL)
James A. Meyer, Jr.

_____(SEAL)
Elizabeth R. Meyer

STATE OF ~~TENNESSEE~~ Virginia
COUNTY OF ~~WILLIAMSON~~ Bedford

On this 29th day of June, 2021, before me personally appeared James A. Meyer, Jr. and Elizabeth R. Meyer, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 29th day of June, 2021.

PLEUNI CLAZINA D. FINLEY
NOTARY PUBLIC
REGISTRATION # 7669630
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES JAN. 31, 2024

_____
Notary Signature
My commission expires: 1-31-2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,250,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this
29th day of June, 2021.

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
8/30/2021

_____
Notary Public
My commission expires: 8/30/21
File No. QTN-796-2021