Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 672511 DEEDWARR
07/07/2021 03:42:30 PM 3 pgs
Fees: $18.00 Taxes: $1,581.75
20210707-0091620

39-B
File #21-1372

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Andrew Hebert and Catherine Hebert, husband and wife**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Blair L. Prescott and Andrew Erickson, wife and husband** called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 86 on the Plan of Section Two, Valley View Meadows, of record in Plat Book 3600, Page 60, 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 Andrew Hebert and Catherine Hebert, husband and wife, by deed dated August 22, 2018, and recorded August 23, 2018, from Brite Solutions Inc., A Tennessee Corporation, of record in Instrument Number 20180823-0083671, Register's Office for Davidson County, Tennessee

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 301 Cathy Jo Drive, Nashville, TN 37211.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:
Blair L. Prescott
301 Cathy Jo Drive
Nashville, TN 37211

RESPONSIBLE FOR TAX PAYMENT
New Owner
"Same"

TAX MAP-PARCEL #:
133-11-0-106.00

WITNESS THE EXECUTION HEREOF this 1st day of July, 2021.

Andrew Hebert

Catherine Hebert

State of Tennessee)
County of Davidson)

On this 1st day of July, 2021, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Andrew Hebert and Catherine Hebert, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7/9/22

LYDIA H. WEAVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2022

State of Tennessee)
County of ~~Davidson~~ WILSON)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 427,500.00.**

Affiant

Sworn and subscribed before me on this the 1st day of July, 2021.

Notary Public

My Commission Expires: 07-11-2021

LISA P. CHANEY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Tennessee Certification of Electronic Document

I, Todd A. Tressler, II, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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 WILSON

Personally appeared before me, Lisa P. Chaney, a notary public for this county and state,
Notary's Name

Todd A. Tressler, II, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 07-11-2021

NOTARY'S SEAL

LISA P. CHANEY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

(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

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