Karen Johnson Davidson County
Batch# 715801 DEEDWARR
09/15/2021 07:53:30 AM 3 pgs
Fees: $18.00 Taxes: $2,590.00
20210915-0123501

Warranty Deed

J. BRANDON MILLER TENNESSEE NOTARY PUBLIC My Comm. Exp. May 2, 2022 COUNTY OF DAVIDSON	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $700,000.00. Affiant Subscribed and sworn to before me, this the 31st day of August, 2021. Notary Public My commission expires: 5-2-22

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Robert Jackson Smith Caroline Harlow Smith	New Owner(s)	132-01-0-096.00
903 Coral Road		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MICKEY L. HARLOW AND JANICE R. HARLOW, TRUSTEES OF THE MICKEY AND JANICE HARLOW TRUST DATED MARCH 9, 2016**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT JACKSON SMITH AND CAROLINE HARLOW SMITH, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Lot No. 90 on the Plan of Rolling Meadows of record in Plat Book 1424, Page (s) 98 and 99, 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 Brandi Brammer, a single woman by Warranty deed from Joseph M. Crane, Jr., married of record in Instrument No. 20131030-0112755 Register's Office for Davidson County, Tennessee, dated October 18, 2013 and recorded on October 30, 2013.

Being the same property conveyed to Mickey L. Harlow and Janice R. Harlow, as Trustees of the Mickey and Janice Harlow Trust dated March 09, 2016 by Warranty deed from Brandi Brammer, a single woman of record in Instrument No. 20210204-0016147 Register's Office for Davidson County, Tennessee, dated February 01, 2021 and recorded on February 04, 2021.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 4033 Russellwood Drive, Nashville, TN 37204, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 31st day of August, 2021.

Mickey and Janice Harlow Trust dated March 9, 2016

By: M. L. Harlow, Trustee
Mickey L. Harlow, Trustee

By: Janice R. Harlow, Trustee
Janice R. Harlow, Trustee

STATE OF ~~TENNESSEE~~ Florida
COUNTY OF Walton

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Mickey L. Harlow, Trustee and Janice R. Harlow, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Trustees of the Mickey and Janice Harlow Trust dated March 9, 2016, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said trust for the purposes therein contained.

Witness my hand and seal this ~~31st~~ 2nd September day of August, 2021.

CARMEN BARCLAY
Notary Public - State of Florida
Commission # HH 082010
My Comm. Expires Apr 18, 2025
Bonded through National Notary Assn.

Notary Public

My Commission Expires: 4-18-25

Tennessee Certification of Electronic Document

I, Steven T. Morris, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 09/13/2021 (date ~~of document~~).

Affiant Signature

09/13/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 13th day of September, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 5-5-2025

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL