Karen Johnson Davidson County
Batch# 715843 DEEDWARR
09/15/2021 08:45:30 AM 3 pgs
Fees: $18.00 Taxes: $947.20
20210915-0123552

Warranty Deed

JASMYN HOWSE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMM. EXPIRES MAY 5, 2025	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $256,000.00. Affiant Subscribed and sworn to before me, this the 10th day of September, 2021. Notary Public My commission expires: 5/5/2025

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:
Andru L. Pritchett	Simmons Bank ~~New Owner(s)~~	053-09-0B-165.00-CO
1560 Joe Pyron Drive	4220 N. Rodney Parham Rd, Ste 300	
Madison, TN 37115	Little Rock, AR 72212	

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, **ROCK SOLID SOLUTIONS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ANDRU L. PRITCHETT, SINGLE MAN**, 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: x A.P.

Land in Davidson County, Tennessee, Being Lot No.149 on the Plan of Cumberland Station at Wilson Camp, Section Four, as of record Instrument No. 20041018-0124620, Register's Office for Davidson County, Tennessee, to which said Plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Alvin Humphrey, married by Warranty deed from Randall Phillips Homes, LLC of record in Instrument No. 20060202-0013011 Register's Office for Davidson County, Tennessee, dated January 31, 2006 and recorded on February 2, 2006.

Being the same property conveyed to Rock Solid Solutions, LLC, a Tennessee Limited Liability Company by Warranty deed from Alvin Humphrey, a single man and Tammy Gooch fka Tammy Humphrey, a single woman of record in Instrument No. 20210510-0062283 Register's Office for Davidson County, Tennessee, dated April 29, 2021 and recorded on May 10, 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 1560 Joe Pyron Drive, Madison, TN 37115, 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 10th day of September, 2021.

Rock Solid Solutions, LLC, a Tennessee Limited Liability Company

By: _____
Rolanda Amos, Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Rolanda Amos, Manager, 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 Manager of Rock Solid Solutions, LLC, a Tennessee Limited Liability Company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 10th day of September, 2021.

_____
Notary Public

My Commission Expires: 3.3.25

STEVE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

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