WARRANTY DEED

Karen Johnson Davidson County
Batch# 741586 DEEDWARR
10/22/2021 11:16:30 AM 3 pgs
Fees: $18.00 Taxes: $1,350.13
20211022-0142114

(this space for recording info)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $364,900.00.

AFFIANT

Subscribed and sworn to before me this the 15th day of October, 2021.

NOTARY PUBLIC

My commission expires:

MADISON GONZALEZ
TENNESSEE NOTARY PUBLIC
My Comm Exp. 3/15/2025
COUNTY OF WILLIAMSON
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
1st Quality Title, LLC
987 Vesta Road
Lebanon, TN 37090

File # 21-1214 MOORE

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julianne Moore and Anthony Moore	New Owners	
(NAME)	(NAME)	
3113 Remington Park Court		064-16-0-D-225.00-CO
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Adam T. Pitman and Kylie Pitman, husband and wife**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Julianne Moore and Anthony Moore, wife and husband**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 127, on the Plan of Section Four, Truxton Park, of record in Instrument No. 20020528-0064435, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Adam T. Pitman and Kylie Pitman, husband and wife, by Warranty Deed from Taven Richard Royster and wife, Jillian Casady Royster , dated June 1, 2017, of record in Instrument No. 20170619-0061034, Register's Office for Davidson County, Tennessee.

DESIGNATED as Tax ID: 064-16-0-D-225.00-CO

This is
unimproved ☐
improved ☒ property known as 3113 Remington Park Court, Hermitage, TN 37076

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness my hand this the 15th day of October, 2021.

Adam T. Pitman

Kylie Pitman

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned authority, notary of the aforesaid county, **Adam T. Pitman and Kylie Pitman**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained. Witness my hand and official seal, this the 15th day of October, 2021.

Notary Public

My Commission Expires:
3/20/2023

KRISTI McCOY
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

Certificate of Authenticity

I, **Joshua A. Terry**, 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 10/15/21.

Affiant Signature

10/19/21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 10/19/21.

Notary's Signature

My Commission Expires:

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON