Karen Johnson Davidson County
Batch# 754393 DEEDWARR
11/15/2021 09:58:57 AM 2 pgs
Fees: $13.00 Taxes: $943.50
20211115-0151458

Name and Address of New Owner:
Penny Morgan McPeters
616 Weatherbeaten Place
Nashville, TN 37076

Send Tax Bills To:
Penny Morgan McPeters

PLEASE RETURN TO:
WARRANTY TITLE INSURANCE CO
120 ANDERSON LANE
HENDERSONVILLE, TN 37075

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 064120A61600CO

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, **Carol Solomon Dalglish, Trustee, Carol Solomon Dalglish Revocable Living Trust Agreement dated April 21, 2008**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Penny Morgan McPeters,** "the Grantee," the following described real estate in Davidson County, Tennessee:

BEING UNIT NO. 616, FOX RUN, SECOND REVISION - PART OF SEC. 2 AND FIRST REVISION - PART OF SEC. 1 CONDOMINIUM APARTMENTS, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 6250, PAGE 118, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERFENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO CAROL SOLOMON DALGLISH, TRUSTEE, CAROL SOLOMON DALGLISH REVOCABLE LIVING TRUST AGREEMENT DATED APRIL 21, 2008, BY QUITCLAIM DEED FROM CAROL SOLOMON DALGLISH (A/K/A CAROL SOLOMAN DALGLISH), RECORDED ON MAY 21, 2008, OF RECORD IN INSTRUMENT NO. 20080521-0052366, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN.

THIS IS IMPROVED PROPERTY KNOWN AS 616 WEATHERBEATEN PLACE, HERMITAGE, TN 37076.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's 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 10th day of November, 2021.

Carol Solomon Dalglish Revocable Living Trust Agreement dated April 21, 2008

(SEAL)

By: Carol Solomon Dalglish, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, Carol Solomon Dalglish, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged herself to be the Trustee of Carol Solomon Dalglish Revocable Living Trust Agreement dated April 21, 2008, the within named bargainor, and she as such Trustee being authorized so to do, executed the foregoing instrument (DEED) for the purposes therein contained by signing the name of Carol Solomon Dalglish Revocable Living Trust Agreement dated April 21, 2008, by herself as Trustee.

Witness my hand, at office, this 10th day of November, 2021.

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

Notary Signature
My commission expires:

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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 $255,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

ASHLEY BRIANNA CONOVER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Sworn to and subscribed before me this
10th day of November, 2021.

Notary Public
My commission expires: 08/25/2025
File No. 2021-3808