WARRANTY DEED

Karen Johnson Davidson County
Batch# 757982 DEEDWARR
11/19/2021 08:42:15 AM 2 pgs
Fees: $13.00 Taxes: $1,850.00
20211119-0153988

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $500,000

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME ON October 19, 2021.

Notary Public

MY COMMISSION EXPIRES: 2/15/23

JEANETTA WATSON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
D. Mark Lineberry, Attorney at Law
P.O. Box 2155
Mt. Juliet, Tennessee 37121

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Morgan 1564 Stokley Lane Old Hickory, TN 37138	Same as New Owner	63-04 Group A Parcel 6.00CO

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUALBE CONSIDERATION(S) THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **DEWEY L. LINEBERRY and MARIBEL V. LINEBERRY** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KENNETH MORGAN**, an unmarried man, HEREINAFTER CALLED THE GRANTEE(S), GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 41 on the Plan of Phase Three, Cleveland Hall Subdivision, as shown on Plat of record as Instrument No. 20060106-0002332, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Dewey L. Lineberry and Maribel V. Lineberry from Dewey L. Lineberry as filed for record as Instrument No. 20090716-0066553, Register's Office for Davidson County, Tennessee.

This is improved property, known as **1564 Stokley Lane, Old Hickory, Tennessee 37138.**

This conveyance is subject to such limitations, restrictions and easements of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 hand(s) this 19th day of October, 2021.

GRANTORS:

By: _____
Dewey L. Lineberry

By: _____
Maribel V. Lineberry

STATE OF TENNESSEE)
COUNTY OF Wilson)

BEFORE THE UNDERSIGNED a Notary Public of the State and County aforementioned, personally appeared **Dewey L. Lineberry and Maribel V. Lineberry**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, this 19th day of October, 2021.

_____
Notary Public
My Commission Expires: 2/8/2023

JEANETTA WATSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY