(1)



STATE OF Tennessee }
COUNTY OF Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,000.00

+ Elizabeth Jasper
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 18 DAY OF November, 2021.

NOTARY PUBLIC
My Commission expires: 10/11/25

Prepared by:
L. Broner McCoy
Attorney at Law
102 North Main Street
Ashland City, TN 37015
File: 21100052

Address of New Owner
Elizabeth Jasper and
Cameron Piechota, Wife and Husband
7204 Explorer Trail
Nashville, TN 37221

Send Tax Bills To:
~~Same~~
Legacy Home Loans
4004 Hillsboro Pike
Suite 216B
Nashville, TN 37215

Tax Information:
126.15-0A-268.00

Karen Johnson Davidson County
Batch# 758396 **DEEDWARR**
11/19/2021 10:20:11 AM 2 pgs
Fees: $13.00 Taxes: $1,609.50

20211119-0154106

Warranty Deed

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Teresa K Pruitt, Trustee of The Teresa K. Pruitt Living Trust u/a/d August 23, 2007,** hereinafter called the **Grantor(s)**, have/has bargained and sold, and by these presents do transfer and convey unto **Elizabeth Jasper and Cameron Piechota, Wife and Husband,** hereinafter called the **Grantee(s)**, his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 56 on the Plan of Section Six, Boone Trace at Biltmore, of record in Instrument No. 20010607-0060003, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to TERESA K. PRUITT, TRUSTEE OF THE TERESA K. PRUITT LIVING TRUST, by deed from ANTHONY NICHOLAS PANTAZIDES, JR. AND WIFE, BROOKE GLIGA PANTAZIDES, of record in Instrument No. 20110119-0004995, dated Janaury 13, 2011, said Register's Office.

This is property generally located:
7204 Explorer Trail, Nashville, TN 37221

SUBJECT TO THE FOLLOWING:

1. 2021 Taxes have been prorated and have been assumed by and are the responsibility of Grantee(s).
2. Matters shown on the Plan of record 20010607-0060003, said Register's Office.
3. Storm Water Detention Agreement of record 20001120-0114598, said Register's Office.

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. I/We do covenant with said Grantee(s) that I/We are/am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. I/We further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the 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 plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, **Teresa K Pruitt, Trustee of The Teresa K. Pruitt Living Trust u/a/d August 23, 2007** has/have caused this instrument to be executed, this the 18 day of Nov, 20 21.

Teresa K. Pruitt, Trustee

Teresa K Pruitt,
Trustee of The Teresa K. Pruitt Living Trust
u/a/d August 23, 2007

STATE OF TN
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Teresa K Pruitt, Trustee of The Teresa K. Pruitt Living Trust u/a/d August 23, 2007,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 18 day of Nov, 2021.

My commission Expires: 8/27/22

NOTARY PUBLIC

