20211814R	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $351,000.00. Affiant Subscribed and sworn to before me, this the 12th day of November, 2021. Notary Public My commission expires: 5/24/25

Karen Johnson Davidson County
Batch# 759014 DEEDWARR
11/22/2021 11:12:30 AM 3 pgs
Fees: $18.00 Taxes: $1,298.70
20211122-0154682

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

ELIZABETH PASCHALL
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Alan Flowers and Lisa Flowers	New Owner	**172-08-0B-042.00-CO**
1805 Champions Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Stacey Michelle Meadows f/k/a Stacey M. Foster, a married woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Alan Flowers and Lisa Flowers

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Resubdivision of Lots 39, 40, 41 & 42, revised Plat of Bridle Downs, Phase One, Plat of Bridle Downs, Phase Two, of record in Plat Book 7900, Page 432, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Stacey M. Foster, unmarried by Warranty deed from Laurie Parker, an unmarried woman of record in Instrument No. 20120207-0011050 Register's Office for Davidson County, Tennessee, dated February 03, 2012 and recorded on February 07, 2012.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__x__) unimproved (____) property known as 1805 Champions Drive, Nashville, TN 37211.

[signatures appear on the following page]

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), 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 plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF 12th day of November, 2021:

Stacey Michelle Meadows f/k/a Stacey M. Foster

Andrew Meadows

** *Andrew Meadows, spouse of Stacey Michelle Meadows f/k/a Stacey M. Foster, joins in the execution of this instrument for the purpose of conveying his marital interest, if any, in the subject property.*

STATE OF TENNESSEE)
) **INDIVIDUAL ACKNOWLEDGEMENT**
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, Stacey Michelle Meadows f/k/a Stacey M. Foster, 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.

Witness my hand, at office, this the 9th day of November, 2021.

My Commission Expires: 8/10/25

Christina Indrei
Notary Public

CHRISTINA INDREI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
) **INDIVIDUAL ACKNOWLEDGEMENT**
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, Andrew Meadows, 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.

Witness my hand, at office, this the 9th day of November, 2021.

My Commission Expires: 8/10/25

Christina Indrei
Notary Public

CHRISTINA INDREI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TRUE COPY CERTIFICATION

I, Robin White, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the attached document tendered for registration herewith and that this is a true and correct copy of the original executed and authenticated according to law on November 12, 2021.

Affiant Signature

11.16.21

Date

State of Tennessee

County of Williamson

Sworn and subscribed before me this 16 day of November, 2021.

Christina Indrei

Notary

CHRISTINA INDREI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 8/10/25