WARRANTY DEED

Karen Johnson Davidson County
Batch# 760270 DEEDWARR
11/24/2021 08:29:30 AM 2 pgs
Fees: $13.00 Taxes: $814.00
20211124-0155766

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF NOV., 2021

Notary Public

MY COMMISSION EXPIRES: 1-26-25

(AFFIX SEAL)

JAMES K STERLING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-26-2025

MST 2021-2003

THIS INSTRUMENT WAS PREPARED BY:
James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lofty Elyas	US Bank Home Mortgage	108-16-0-192.00
(NAME)	9380 Excelsior Blvd., 3rd Floor	
1028 Pleasant View Drive	Hopkins, MN 55343	
(ADDRESS)		
Nashville, TN 37214		
(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, WE, **Rex Walton Barker and wife, Gwendolyn Enlow Barker,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lofty Elyas,** 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:

Land in Davidson County, Tennessee, being Lot No. 9B on the Plan of Zone Lot Division of Lots 8, 9, and 39, Section One, Percy Priest Woods Subdivision of record in Plat Book 5200, Page 701, amending Plat book 5200, page 472 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 Rex Walton Barker and wife, Gwendolyn Enlow Barker by Warranty deed from Delwood O. Hirsch and wife, Tine M. Hirsch of record in Book 6328, page 915, Register's Office for Davidson County, Tennessee, dated June 27, 1984 and recorded on July 02, 1984

Subject to: Property taxes have been prorated and paid at transfer. Subject to all matters shown on the Plan of record in Plat Book 5200, Page 472, amended in Plat Book 5200, Page 701, Register's Office for Davidson County, Tennessee. Restrictions of record in Book 5984, Page 865, amended in Book 6020, page 270, Book 6097, page 11, Book 6132, page 221, Book 6353, page 307 and Book 6560, page 667, in the Register's Office for Davidson County, Tennessee. Grant of Easement for Ingress/Egress of record in Book 6071, Page 491 in June 1983 for Pleasant View Dr as shown on the Plat, in the Register's Office for Davidson County, Tennessee.

This property, known as 1028 Pleasant View Drive, Nashville, TN 37214
(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/our hand(s) this 15th DAY OF Nov, 2021.

Rex Walton Barker

Rex Walton Barker

Gwendolyn Enlow Barker

Gwendolyn Enlow Barker

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Rex Walton Barker and wife, Gwendolyn Enlow Barker, 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 and official seal at office, this 15th day of November, 2021.

Notary Public My commission expires: 7-20-24 (SEAL)

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-20-2024

True Copy Certification

I, Yvette Meldrum, 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 Nov. 15, 2021.

Affiant Signature

Nov. 15, 2021

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 15 day of Nov. 2021.

Notary's Signature

CHERIE FRANKLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 04-13-2025

MY COMMISSION EXPIRES: 4-13-25