This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane. 2nd Floor
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 762340 DEEDWARR
11/29/2021 02:10:30 PM 3 pgs
Fees: $18.00 Taxes: $3,359.60
20211129-0157239

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value. whichever is greater is $908,000.00.

Affiant

Subscribed and sworn before me this the 18th day of November. 2021.

Notary Public
My commission expires:

CARLA JOHNSON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/16/2023
RUTHERFORD COUNTY

WARRANTY DEED

Address of New Owner:
Kristopher Hinz
5673 Cloverland Drive
Brentwood, TN 37027

Send Tax Bill to:
SYNOVUS BANK
800 SHADES CREEK PKWY MS161
BIRMINGHAM, AL 35209

Tax Information:
171-00-0-055.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged. JACK D. TAYLOR AND WIFE, ELIZABETH R. TAYLOR, hereinafter referred to as Grantors. have bargained and sold. and do hereby transfer and convey to KRISTOPHER HINZ STEPHANIE HINZ, hereinafter called the Grantees. their successors and assigns, a certain tract or parcel of land. together with all tenements. hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Being Lot No. 1 on the Plan of the Re-Subdivision of Lots 18 and 19, Brentwood Gardens. as of record in Book 4660. page 79, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the northerly margin of Valley View Road at the common corner of Lots 1 and 3: thence with the line between said lots in a northerly direction 137.0 feet to a point in the southwesterly corner of Lot 2: thence with the line between said Lots 1 and 2 in an easterly direction 286.11 feet to a point in the westerly margin of Cloverland Drive; thence with said Drive in a southerly direction 127.53 feet to a concrete monument in the beginning of a curve to the right having a radius of 25.0 feet; thence around said curve in a southwesterly direction 40.74 feet to a point in the northerly margin of Valley View Road; thence with said Road in a westerly direction 268.14 feet to the point of beginning.

Being the same property conveyed to Jack D. Taylor and wife, Elizabeth R. Taylor from James A. Ford and wife. Zoraida V. Ford by Warranty Deed dated August 5, 1975 of record in Book 4939. Page 901. Register's Office of Williamson County. Tennessee.

Being also known as 5673 Cloverland Drive, Brentwood, TN 37027.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5673 Cloverland Drive. Brentwood. TN 37027.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves. our heirs. successors. assigns and representatives, to warrant and forever defend the title to said land to said Grantees. their successors. 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.

E.T.

Witness my hand this the 18th day of November, 2021.

Jack D. Taylor

Elizabeth R. Taylor

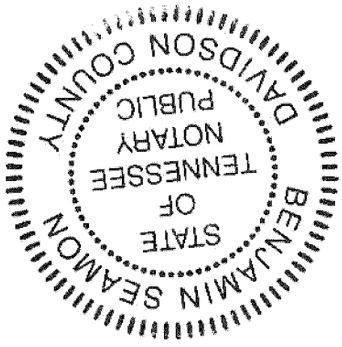
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jack D. Taylor and Elizabeth R. Taylor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of November, 2021.

My commission expires: 9-6-22

Notary Public



Certificate of Authenticity

I, Jamika Jones, 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 11/18/2021.

Date

Jamika Jones

Affiant Signature

11/22/2021

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 22nd day of November, 2021.

Notary's Signature

My Commission Expires: 7/22/2022

Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY