Karen Johnson Davidson County
Batch# 775551 DEEDWARR
12/16/2021 03:38:30 PM 3 pgs
Fees: $18.00 Taxes: $2,031.30
20211216-0166752

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $549,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of December, 2021.

Notary Public
MY COMMISSION EXPIRES: 4-23-25
File No. G21-14521

KEMBERLY POWELL NOTARY PUBLIC STATE OF TENNESSEE ROBERTSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Kara Lindsey Fogle (NAME)	F & M Bank (NAME)	098-02-0A-003-00
7230 Rising Fawn Trail (STREET ADDRESS)	221 Indian Lake Boulevard (STREET ADDRESS)	
Hermitage, TN 37176 (CITY) (STATE) (ZIP)	Hendersonville, TN 37075 (CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Barry K. Fogle, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kara Lindsey Fogle, an unmarried woman**, 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 number 3 on the Plan of Deerfield Pointe as recorded in Instrument No. 201702010010846, Register's Office for Davidson County, TN to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Barry K. Fogle, married by Deed dated October 8, 2021, recorded October 12, 2021, in Instrument Number 20211012-0136701, in the Register's Office of Davidson County, Tennessee. See also previous deed of record in Instrument 20210122-0009501, dated January 22, 2021 and deed of record in Instrument 20201231-0154990, dated December 31, 2020, Register's Office for said County.
This is not the marital residence of the Grantor herein.

Subject to any and all plats, easements, restrictions, and other matters of record.

The 2021 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 7230 Rising Fawn Trail, Hermitage, TN 37076.

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. Whenever 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 10th day of December, 2021.

Barry K. Fogle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 10th day of December, 2021, before me personally appeared Barry K. Fogle, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 10th day of December, 2021.

TODD SHOLAR
NOTARY PUBLIC
STATE OF TENNESSEE
SUMNER COUNTY
My Commission Expires 08-27-2022

Notary Signature
My commission expires:

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

Tennessee Certification of Electronic Document

I, Trudy Milliken, 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 12/10/2021 (date of document)

Affiant Signature

12/14/2021
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 14th day of December, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY