This instrument prepared by:
Momentum Title, LLC
630 W. Burton Street
Murfreesboro, TN 37130
File Number: 7-14945-kp

Karen Johnson Davidson County
Batch# 780780 DEEDWARR
12/28/2021 03:13:30 PM 3 pgs
Fees: $18.00 Taxes: $991.60
20211228-0170735

STATE OF TENNESSEE
COUNTY OF Williamson

JONATHAN RHYNE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 9-21-2024

The actual consideration or value, whichever is greater, for this transfer is $265,000.00.

Affiant

Subscribed and sworn to before me, this the 9th day of December, 2021.

Notary Public
My Commission Expires: _____

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Seth Kelley 6218 Deal Avenue Nashville, TN 37209	New Owner	091 09 0B 005.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Travis J. Camp and Jody S. Camp, Trustees of Camp Revocable Living Trust dated February 27, 2020**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **Seth Kelley, an unmarried man**, hereinafter called the Grantee(s), his/her/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 Unit No. 5, as shown on the map entitled the Plan of Parkwood Glen Condominium, Phase One, Section One, of record in Book 6200, Page 929, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Travis J. Camp and Jody S. Camp, Trustees of the Camp Revocable Living Trust, dated February 27, 2020, as tenants by the entireties, by Warranty Deed from Travis J. Camp and Jody S. Camp, Husband and Wife, of record in Instrument No. 20200306-0025225, in the Register's Office of Davidson County, Tennessee, dated February 27, 2020 and recorded on March 06, 2020.

This is improved property located at: **6218 Deal Avenue, Nashville, TN 37209.**

This conveyance is made subject to 1) Property taxes for the year 2022, and thereafter, a lien not yet due and payable. The 2021 taxes have been prorated between the parties as of the date of this instrument, with the Grantee paying his/her/their prorated share thereof to the Grantor who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9th day of December, 2021.

GRANTOR:

Camp Revocable Living Trust dated February 27, 2020

By: _____
Travis J. Camp, Trustee

By: _____
Jody S. Camp, Trustee

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Travis J. Camp and Jody S. Camp, Trustees of Camp Revocable Living Trust dated February 27, 2020, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 9th day of December, 2021.

_____
Notary Public
My Commission expires: 11-6-2024

JIM MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202112280170735

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 his electronic document is a true and exact copy of the original document executed and authenticated according to law on 12/9/21 (date of document).

Jennifer L. Pennell

12/9/21
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 9 day of December, 2021.

Katherine Warren
Notary's Signature

My Commission Expires: 4/13-22

Notary's Seal

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD Exp. 4-13-2022