DNT

STATE OF ~~TENNESSEE~~ DISTRICT OF COLUMBIA
COUNTY OF ~~DAVIDSON~~ N/A
DNP

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,340,000.00.

Affiant

WARRANTY DEED

DEBORAH NYASHA PETERS NOTARY PUBLIC EXP. 6-30-26 DISTRICT OF COLUMBIA

Karen Johnson Davidson County
Batch# 798168 DEEDWARR
02/01/2022 12:09:06 PM 2 pgs
Fees: $13.00 Taxes: $4,958.00

20220201-0011571

BED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF , 2022.

Notary Public

ISSION EXPIRES: 06.30.2026 DNP
(AFFIX SEAL)

DEBORAH NYASHA PETERS
NOTARY PUBLIC DISTRICT OF COLUMBIA
My Commission Expires June 30, 2026

JM-BMK-21-706

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Stephen Bartek, III and Mary Jane Bartek	**NEW OWNER**	
(NAME)	(NAME)	**117-01-0-058.00**
706 Cantrell Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, **MICHAEL BREMNER DAVIES, TRUSTEE OF THE DEBORAH G. DAVIES LIVING TRUST ESTABLISHED BY REVOCABLE TRUST AGREEMENT OF DEBORAH G. DAVIES DATED MAY 3, 2016,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **STEPHEN BARTEK, III AND MARY JANE BARTEK,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Being Lot No. 8 on the Plan of Lock "G" on the plan of subdivision of W. M Cantrells Property of record in Plat Book 332, Page 85, in the Register's Office for Davidson County,

Said Lot No 8 fronts 100 feet on the east side of cantrell Avenue and runs back between parallel lines, 221.25 feet to an alley.

Being the same property conveyed to Deborah G. Davies, Michael Bremner Davis and Trefor Arthur Davies, Trustees of the Deborah G. Davis Living Trust, Established by the Revocable Trust Agreement of Deborah G. Davies dated May 3, 2016 by Quitclaim deed from Deborah G. Davies of record in Instrument No. 2016050-90045791 Register's Office for Davidson County, Tennessee, dated May 03, 2016 and recorded on May 09, 2016.

Said Deborah D Davies died September 2021.

This conveyance is subject to:
- Taxes for the year 2022 and subsequent years.
- Plan of record in Plat Book 332, Page 85, Register's Office for Davidson County, Tennessee.
- Easement of record in Book 3932, Page 695, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **706 Cantrell Avenue, Nashville, Tennessee 37215**.

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 hand(s) this the 28th DAY OF JANUARY, 2022.

The Deborah G. Davies Living Trust Established by Revocable Trust Agreement of Deborah G. Davies dated May 3, 2016

BY: Michael Bremner Davies, Trustee
Michael Bremner Davies
Trustee

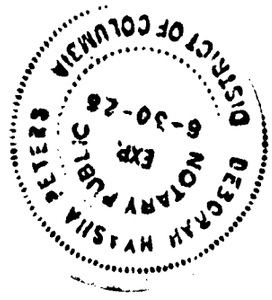
DNP
STATE OF ~~TENNESSEE~~ DISTRICT OF COLUMBIA
COUNTY OF ~~DAVIDSON~~ N/A
DNP

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MICHAEL BREMNER DAVIES, TRUSTEE of THE DEBORAH G. DAVIES LIVING TRUST ESTABLISHED BY REVOCABLE TRUST AGREEMENT OF DEBORAH G. DAVIES DATED MAY 3, 2016, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 28th of January, 2022.

Deborah Nyasha Peters
Notary Public
My Commission Expires: 06·30·2026
(SEAL)

DEBORAH NYASHA PETERS
NOTARY PUBLIC DISTRICT OF COLUMBIA
My Commission Expires June 30, 2026



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212