WARRANTY DEED

Karen Johnson Davidson County
Batch# 830363 DEEDWARR
03/29/2022 10:37:05 AM 2 pgs
Fees: $13.00 Taxes: $3,885.00

20220329-0036074

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR ~~VALUE, WHICHEVER~~ IS GREATER, FOR THIS TRANSFER IS $1,050,000.00.

Affiant

SUBSCRIBED AND SWORN TO ~~BEFORE ME~~ THIS THE 25TH DAY OF MARCH, 2022.

Notary Public

MY COMMISSION EXPIRES: 7/3/23
(AFFIX SEAL)

W. DILLON WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 3, 2023

THIS INSTRUMENT WAS PREPARED BY
Pillar Title and Escrow, LLC, 1114 17th Avenue South, Suite 202, Nashville, Tennessee 37212

File No.: NAS0721-22

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Mary Laurel Henshaw and Jeremy Dale Wright Joint Tenancy with Right of Survivorship	Mary Laurel Henshaw and Jeremy Dale Wright Joint Tenancy with Right of Survivorship	160-00-0-032.01
(NAME) 5514 Kelly Road	(NAME) 5514 Kelly Road	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF One Million Fifty Thousand And No/100 Dollars ($1,050,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JOHN DAYTON WRIGHT, JR AND LINDA KENNON WRIGHT, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARY LAUREL HENSHAW AND JEREMY DALE WRIGHT JOINT TENANCY WITH RIGHT OF SURVIVORSHIP**, 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. 11 on the Plan of Map of D. C. Kelleys Subdivision of record in Plat Book 421, Page 13, in the Register's Office for Davidson County, described according to a survey made by William Collier Parrish Associates, Civil Engineers, dated February 16, 1962, as follows:

Beginning at a point in the center of Kelley Road at the common corner of Lot Nos. 11 and 12 on said plan; thence North 2 degrees 05 minutes East, with the line between said Lot Nos. 11 and 12, 655 feet to a point in said line; thence South 86 degrees 15 minutes East, along a line parallel to the center line of Kelley Road, 200 feet to a point, thence South 2 degrees 05 minutes West, 655 feet to a point in the

center line of Kelley Road; thence North 86 Degrees 15 minutes West along the center line of Kelley Road, 200 feet to the point of beginning, containing 3.01 acres, more or less.

Being the same property conveyed to John Dayton Wright, Jr and Linda Kennon Wright, husband and wife by Warranty deed from Barbara P. Kelly, trustee of the Barbara P. Kelly Revocable Trust u/a/d December 25, 2007 of record in Instrument No. 20181105-0109478 Register's Office for Davidson County, Tennessee, dated October 31, 2018 and recorded on November 05, 2018.

This is:

unimproved ☐

improved ☒ property, known as 5514 Kelly Road, Brentwood, TN 37027

(House No.) (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 our hands this 25th day of March, 2022.

John Dayton Wright, Jr

Linda Kennon Wright

State of Tennessee
County of Davidson

On this 25th day of March, 2022, before me personally appeared John Dayton Wright, Jr and Linda Kennon Wright, 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 (or person's) free act and deed.

Witness my hand, at office, this 25th day of March, 2022.

Notary Public

My Commission Expires: 7/3/23

