Karen Johnson Davidson County
Batch# 834480 DEEDWARR
04/05/2022 09:39:30 AM 3 pgs
Fees: $18.00 Taxes: $1,209.90
20220405-0039062

THIS INSTRUMENT PREPARED BY:
PAUL B. PLANT, ATTY. AT LAW
225 MAHR AVENUE
LAWRENCEBURG, TN 38464
FILE # 22363HL

FROM: LESA NAVE F/K/A LESA STEVENS TURNER, A MARRIED PERSON

TO: MACK COX, UNMARRIED

WARRANTY DEED

For and in consideration of the sum of THREE HUNDRED TWENTY SEVEN THOUSAND AND NO/100--- ($327,000.00) ---DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, LESA NAVE F/K/A LESA STEVENS TURNER, A MARRIED PERSON, have bargained and sold, and by these presents, do transfer and convey unto the said MACK COX, UNMARRIED, his heirs and assigns a certain tract or parcel of land located in Davidson County, Tennessee, being more fully described as follows:

Land in Davidson County, Tennessee, being Lot No. 250 on the plan of the Second Resubdivision of Lots 250 & 251 of the Stanford Country Club Estates, Section 5-A, as of record in Instrument Number 20061207-0151471 and in the Surveyor's Certification of Correction in Instrument Nos. 20070103-0001297 and 20070206-0015443, in the Register's Office of Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Subject to all building setback lines, easements, etc. as set out on plat of record in Instrument Number 20061207-0151471, 20070103-0001297 and 20070206-0015443, Register's Office of Davidson County, Tennessee.

Subject to easements for sanitary sewers and/or storm drainage in Book 5279, Page 437 and Book 5786, Page 810, Register's Office of Davidson County, Tennessee.

Subject to restrictions of record in Book 2997, Page 463, Book 4586, Page 696 and Book 3066, Page 219 in the Register's Office of Davidson County, Tennessee.

This being the same property conveyed to David Turner and wife, Lesa Stevens Turner by Warranty Deed dated February 8, 2007 from Robert Wood, Jr. of record in Instrument Number 20070212-0017686, Register's Office of Davidson County, Tennessee.

This being the same property conveyed to Wayne Stevens, Trustee by Quitclaim Deed from David Glen Turner and wife, Lesa S. Turner dated November 30, 2013 of record in Instrument Number 20131204-0123686, Register's Office of Davidson County, Tennessee.

This being the same property conveyed to Lesa Stevens Turner by Quitclaim Deed dated February 17, 2016 from Wayne Stevens, Trustee of record in Instrument Number 20160217-0015019, Register's Office of Davidson County, Tennessee.

This being the same property conveyed to Lesa Stevens Turner by Quitclaim Deed dated May 13, 2016 from Robert Wood, Jr. of record in Instrument Number 20160518-0049705, Register's Office of Davidson County, Tennessee. The said Lesa Stevens Turner is now known as Lesa Nave.

**SUBJECT PROPERTY IS NOT THE GRANTORS PRIMARY RESIDENCE.**

MAP/PARCEL: 085-10-0-018.00
PROPERTY ADDRESS: 304 MYRICK DRIVE, NASHVILLE, TN 37214-2227

To have and to hold the said tract or parcel of land, with the appurtenances, estate title and interest, thereto belonging to the said MACK COX, his heirs and assigns forever. And I do

covenant with the said MACK COX, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except for matters set out above.

And I do further covenant and bind myself, my heirs and assigns, to warrant and forever defend title to said land to MACK COX, his heirs and assigns against lawful claims of all persons whomsoever.

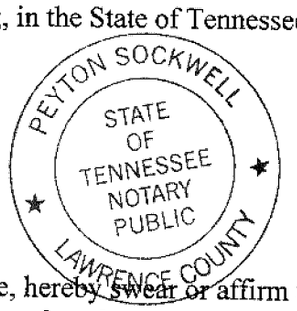
WITNESS MY HAND THIS 23rd DAY OF March, 2022.

Lesa Nave
LESA NAVE
F/K/A LESA STEVENS TURNER

STATE OF TENNESSEE
COUNTY OF LAWRENCE

On this 23rd day of March, 2022, before me personally appeared LESA NAVE F/K/A LESA STEVENS TURNER, to me known or proved to me on the basis of satisfactory evidence to be the person described in and who acknowledged that she executed the foregoing instrument and acknowledged that she executed the same as her free act and deed and for the purposes therein contained and expressed. Witness my hand and seal at the City of Lawrenceburg, in the State of Tennessee.

SEAL



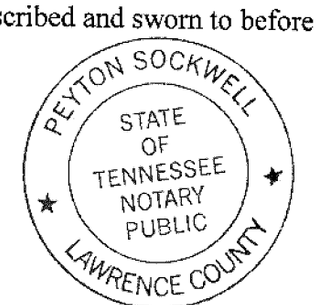

NOTARY PUBLIC
My Commission Expires: 11/30/2024

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 327,000= which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Subscribed and sworn to before me this 23rd day of March, 2022.

SEAL




NOTARY PUBLIC
My Commission Expires: 11/30/2024

NEW OWNER(S): MACK COX
ADDRESS: 3551 Seneca Forest Drive, Nashville, TN 37217

SEND TAX BILLS TO:
NEW OWNER

MAIL RECORDED DOCUMENT TO:
NEW OWNER

**Tennessee Certification of Electronic Document**

I, Steven T. Morris, 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 03/29/2022 ____ (date of document).

Affiant Signature

03/29/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 29 day of March, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025