This instrument was prepared by:
FOREMAN WATSON LAND TITLE
101 SE Parkway Court, Ste 220
Franklin, TN 37064
TNN-22-0105

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, is $980,000.00

Karen Johnson Davidson County
Batch# 841618 **DEEDWARR**
04/19/2022 10:53:13 AM 2 pgs
Fees: $13.00 Taxes: $3,626.00
20220419-0044829

Sworn to and subscribed before me this 18 day of April, 2022.

Affiant

Notary Public
My Commission Expires:

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-08-2023

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Michelle Crowson 105 Carnavon Parkway Nashville, TN 37205	New Owner	129-11-0-005.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **William Adams, a married man,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Michelle Crowson and Ryan Clinton, wife and husband,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of West Meade Park, Inc., Section One, of record in Plat Book 2900, Pages 103 and 104, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to William Adams, a married man by Warranty deed from John Pafford, unmarried of record in Instrument No. 20190531-0051615 Register's Office for Davidson County, Tennessee, dated May 29, 2019 and recorded on May 31, 2019.

This is improved property known as **105 Carnavon Parkway, Nashville, TN 37205.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, her heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

Kerry Adams, the spouse of the Grantor herein, joins in the execution of this Deed to convey all right, title and interest, marital or otherwise, in the subject property.

WITNESS my hand, this 18 day of April, 2022.

William Adams

Kerry Adams

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, William Adams and Kerry Adams, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18 day of April, 2022.

R. MARK DOUGALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-08-2023

Notary Public
My Commission Expires: