...n Johnson Davidson County
h# 844120 DEEDWARR
04/22/2022 09:42:55 AM 2 pgs
Fees: $13.00 Taxes: $739.63
20220422-0046568

WARRANTY DEED

2022-76

April G. Nichols State of Tennessee Notary Public Williamson County

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,900.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 14th day of April, 2022.

(Affix Seal) Notary Public
My Commission Expires: 6-24-2023

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
3010 Poston Avenue,
Nashville, TN 37203

Address of New Owners:	Send Tax Bills To:	Tax ID#:
David Redding and Stephanie A. Redding 5133 Morningwood Lane Antioch, FL 37013	NEW OWNER	03000018800

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, I/we, **Mark E. Clayton**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **David Redding and Stephanie A. Redding**, hereinafter called the Grantee(s), their heirs and assigns, that 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. 1 ON THE PLAN OF THE JOE DIXON SUBDIVISION, OF RECORD IN PLAT BOOK 6050, PAGE 147, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO MARK E. CLAYTON BY WARRANTY DEED FROM RENA JOE DIXON AND WIFE, VERA FAYE DIXON, WONNIE MEADOR, DEBORAH LYNN RICHARDSON, SHIRLEY ANN RAND, BETTIE CAROLYN BROCKETTE, STEPHEN RANDALL MEADOR, WILLIAM DAVID MEADOR AND BEVERLY SUSAN BUCKLEY DATED JULY 13, 2004 AND RECORDED ON JULY 22, 2004 AND RECORDED IN INSTRUMENT #20040722-0088033, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

( ) unimproved
This is (X) improved property know as 4948 Laws Road, Whites Creek, TN 37189.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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 14th day of April, 2022.

Mark E. Clayton

State of Tennessee
County of Davidson

Personally appeared before me, April G. Nichols a Notary Public in and for said County and State, the within named Mark E. Clayton, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 14th day of April, 2022.

Notary Public
My Commission Expires: 6-24-2023

