Karen Johnson Davidson County
Batch# 845949 DEEDWARR
04/26/2022 03:06:37 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220426-0048126

WARRANTY DEED

This instrument prepared by:
Griffin, Clift, Everton & Maschmeyer, PLLC
6489 Quail Hollow
Suite 100
Memphis, Tennessee 38120-1305

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **Robert W. Michel and Mary R. Michel, husband and wife,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **Robert W. Michel and Mary R. Michel, Trustees of the Michel 2016 Revocable Trust, dated August 18, 2016,** HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

See Attached Exhibit A.

Being one and the same property conveyed to Robert W. Michel and Mary R. Michel by Warranty Deed filed of record at Instrument No. 20131018-0109165 in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TAX MAP AND PARCEL No. 142 06 0C 031.00

This Warranty Deed was prepared without the benefit of any title search or abstract and the preparer hereof does not in any manner make any representations as to the accuracy hereof.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the 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 5th day of April, 2022.

Robert W. Michel

Mary R. Michel

STATE OF Arizona COUNTY OF Maricopa :

Personally appeared before me, a Notary Public of this county, Robert W. Michel and Mary R. Michel, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and notarial seal at office this 5 day of April, 2022.

PATRYCE HOBBS
NOTARY PUBLIC - ARIZONA
Maricopa County
Commission # 560534
My Commission Expires
February 15, 2023

Patryce Hobbs
Notary Public

My Commission Expires: 02/15/2023

PROPERTY ADDRESS:

806 Williamsburg West Dr.
Bellevue, TN 37221

Transfer tax on conveyance is $0. Conveyance is exempt from Recordation Tax as a conveyance to a revocable living trust, pursuant to TN Code §67-4-409 (a)(3)(F).

NAME AND ADDRESS OF PROPERTY OWNER:
Robert R. Michel and Mary R. Michel, Trustees of the
Michel 2016 Revocable Trust dated August 18, 2016
32653 N 58th Street
Cave Creek, AZ 85331

MAIL TAX BILLS TO:
Robert R. Michel and Mary R. Michel, Trustees of the
Michel 2016 Revocable Trust dated August 18, 2016
32653 N 58th Street
Cave Creek, AZ 85331

File No.: NA
Return to:
Griffin, Clift, Everton & Maschmeyer, PLLC
6489 Quail Hollow, Suite 100
Memphis, TN 38120

Exhibit "A"

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A PART OF THE PLAN OF DORAL COUNTRY VILLA CONDOMINIUMS, SECTION V, AS OF RECORD IN PLAT BOOK 5050, PAGE 93, REGISTER'S OFFICE FOR SAID COUNTY, THE PART HEREBY DESCRIBED AS FOLLOWS:

BEING UNIT NO. 21-B ON SAID PLAN AND DESCRIBED BY THE MASTER DEED ESTABLISHING A HORIZONTAL PROPERTY REGIME WITH RESPECT TO DORAL COUNTRY VILLA CONDOMINIUMS, SECTION I, AS OF RECORD IN BOOK 5011, PAGE 95, AND AS MADE APPLICABLE TO SECTION V, IN BOOK 5194, PAGE 134, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE EASEMENTS, RESTRICTIVE COVENANTS, CONDITIONS AND REGULATIONS IMPOSED UPON AND RELATING TO THE PROPERTY, CO-OWNERS AND TENANTS OF DORAL COUNTRY VILLA CONDOMINIUMS, CONTAINED IN THE MASTER DEED AND THE BY LAW AS APPENDED THERETO RECORDED IN BOOK 5011, PAGE 395, AS AMENDED IN BOOK 5194, PAGE 134 AND BOOK 5194, PAGE 136, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, ARE INCORPORATED IN THIS DEED BY REFERENCE AND MADE A PART HEREOF THE SAME AS THOUGH COPIED HEREIN.