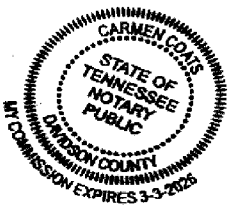
Karen Johnson Davidson County
Batch# 848112 DEEDWARR
04/29/2022 10:28:30 AM 3 pgs
Fees: $18.00 Taxes: $950.90
20220429-0049845

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $257,000.00. Affiant Subscribed and sworn to before me, this the 19th day of April, 2022. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Robert R. Longhurst, V, Elena Longhurst, William Fulford, and Yve Assad Fulford	New Owner(s)	017-00-0-016.00
3110 Ivey Point Rd		
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **WILLIAM D. PRESELY, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT R. LONGHURST, V AND ELENA LONGHURST, HUSBAND AND WIFE AND WILLIAM FULFORD AND YVE ASSAD FULFORD, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A tract of land in the 10th, formerly the 22nd Civil District of Davidson County, Tennessee, according to a survey made by Joe Henry, Surveyor, as follows:

Beginning at a point in center of Greer Road opposite Center line of Union Hill Road; thence North 75 1/2 degrees East 92 feet to an iron pin; thence South 69 degrees East 166 feet to an iron pin; thence South 37 degrees West 52 feet to an iron pin; thence South 45 degrees East 91 feet to an iron pin; thence South 62 degrees West 169 feet to a point in the center of Union Hill Road; thence running with center of Union Hill Road approximately 244 feet to the point of beginning.

Being the same property conveyed to William D. Presley, unmarried by Warranty Deed from Mary Sue Gifford, a married woman of record in Instrument No. 20030909-0131159 Register's Office for Davidson County, Tennessee, dated August 29, 2003 and recorded on September 09, 2003.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 1766 Union Hill Road, Goodlettsville, TN 37072, but such address is not part of the legal description of the

property herein and in the event of any discrepancy, the legal description herein shall control.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 19th day of April, 2022.

William D. Presely

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named William D. Presely, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 19th day of April, 2022.

Notary Public

My Commission Expires: 7/13/2024



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 04/25/2022 ____ (date of document).

Affiant Signature

04/25/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 25 day of April, 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