Karen Johnson Davidson County
Batch# 849826 DEEDWARR
05/03/2022 09:04:30 AM 4 pgs
Fees: $23.00 Taxes: $1,887.00
20220503-0051006

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $510,000.00

Affiant

Subscribed and sworn to before me, this 26th day of April, 2022.

Notary Public

My commission expires: _____

MADELYN N REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/06/2024
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Lakeside Title & Escrow Series, LLC
854 Wren Road
Goodlettsville, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Jacob E. Thoren **Christie M. Schuh**		**087020A01500CO**
7900 Silver Oak Ct.	New Owner	
Mount Juliet, TN 37122		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Justin Chisholm and Kristina Ellis Chisholm, husband and wife**, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christie M. Schuh, an unmarried woman, and Jacob E. Thoren an unmarried man, as joint tenants with rights of survivorship** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Property known as: 7900 Silver Oak Ct., Mount Juliet, TN 37122, County of Davidson

Land in Davidson County, Tennessee, being Lot No. 36, Final Plat, Cobblestone Landing, Phase I, as shown by plat of record in Instrument No. 20050822-0099471, 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 previously conveyed to Justin Chisholm by Warranty Deed from Wendi M. Ellis, an unmarried woman, dated 09/30/2014 and recorded 10/03/2014 in Instrument No. 20141003-0091913, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Justin Chisholm and Kristina Ellis Chisholm, husband and wife, by Quitclaim Deed from Justin Chisholm, dated 10/13/2021 and recorded 10/22/2021 in Instrument No. 20211022-0142038, Register's Office for Davidson County, Tennessee.

Tax Map/Parcel ID: 087020A01500CO

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

202205030051006

This is improved property known as: 7900 Silver Oak Ct., Mount Juliet, TN 37122.

representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 26th day of April, 2022.

Justin Chisholm

Kristina Ellis Chisholm

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of April, 2022, before me personally appeared **Justin Chisholm and Kristina Ellis Chisholm**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 26th day of April, 2022.

Notary Public

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-17-2023

Commission Expiration:
4/17/2023

LTE File No.: 22-1267TN

Exhibit "A"
Property Description

Land in Davidson County, Tennessee, being Lot No. 36, Final Plat, Cobblestone Landing, Phase I, as shown by plat of record in Instrument No. 20050822-0099471, 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 Justin Chisholm and Kristina Ellis Chisholm, husband and wife, by Quitclaim Deed from Justin Chisholm, of record in Instrument No. 20211022-0142038, in the Register's Office for Davidson County, Tennessee, dated October 13, 2021 and recorded on October 22, 2021.

Being the same property conveyed to Justin Chisholm, a married man, by Warranty Deed from Wendi M. Ellis, an unmarried woman, of record in Instrument No. 20141003-0091913, in the Register's Office for Davidson County, Tennessee, dated September 30, 2014 and recorded on October 3, 2014.

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENTS

I, Grover Collins, 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 April 26, 2022.

Affiant Signature

04/26/22
Date

State of Tennessee County of Davidson Sworn to and subscribed before me this 26 day of April, 2022

Notary Public

Notary's Seal:

MADELYN N REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/06/2024
DAVIDSON COUNTY