RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: QTN-7082-2022

Karen Johnson Davidson County
Batch# 854221 DEEDWARR
05/12/2022 11:36:30 AM 3 pgs
Fees: $18.00 Taxes: $1,794.50
20220512-0054746

WARRANTY DEED

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMM. EXPIRES 03/22/2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $485,000.00.

Jennifer Pennell
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 day of APR, 2022

Katherine Warren
NOTARY PUBLIC

My commission expires: 3/22/26

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ya-Li Potts and David Potts 7608 Oakfield Way Brentwood, TN, 37027	Same address as new owner	181-10-0A-246-00

FOR AND IN CONSIDERATION of the sum of FOUR HUNDRED EIGHTY FIVE THOUSAND AND 00/100 Dollars ($485,000.00) and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JULIE DEHAAN AND CHAD DEHAAN**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **YA-LI POTTS AND DAVID POTTS, WIFE AND HUSBAND**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 803 Autumn Oaks Subdivision, Phase 8B, Revision of Portions of Autumn Oaks Phase 8, of record in Instrument #20110218-0014028, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more particular description of said lot.

Being the same property conveyed to Julie Northern, n/k/a Julie Dehaan, an unmarried woman, and Chad Dehaan, an unmarried man, as joint tenants with rights of survivorship, from Salad Nuyr and Ramla Mohamed, husband and wife, by Warranty Deed dated January 10, 2020 and recorded January 14, 2020 in Instrument #20200114-0005059, said Register's Office.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is ___unimproved X___ improved property, known as: 7608 Oakfield Way, Brentwood, TN 37027

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2022 property taxes, which taxes are being prorated between the parties.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this 22nd day of April, 2022

GRANTOR(S)

Julie DeHaan

Julie DeHaan

Chad DeHaan

Chad DeHaan

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public, Julie DeHaan and Chad DeHaan, 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 seal, this the 22nd day of April, 2022.

BRYANT L GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

Bryant L. Grantham

Printed Notary Name

My commission expires: 6-1-2025

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 4/22/22 (date of document).

Jennifer L. Pennell

4/26/22

Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 26 day of April, 2022.

Katherine Warren

Notary's Signature

My Commission Expires: 3/22/26

Notary's Seal

