WARRANTY DEED

Karen Johnson Davidson County
Batch# 862111 DEEDWARR
05/25/2022 08:28:30 AM 6 pgs
Fees: $33.00 Taxes: $1,868.50
20220525-0060367

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $505,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 16th DAY OF May, 2022.

Notary Public

MY COMMISSION EXPIRES: 3.3.2025 (AFFIX SEAL)

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William R. Greenleaf and Jennifer B. Greenleaf	New owner	
(NAME) 5135 Regent Drive ~~4917 Salem Drive~~	(NAME) 5135 Regent Dr	147 05 0 162.00
(ADDRESS) Nashville, TN 37220	(ADDRESS) Nashville, TN 37220	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **HAROLD G. KING, JR. AND WILLIAM DAVID KING AND JEAN ANN KING TIDWELL AND TERESA YVONNE KING MINCEY AND CAROL SCHEI-JASIAK AND RAYMOND PEREZ AND CHRISTINA PEREZ AND JASON PEREZ,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILLIAM R. GREENLEAF AND JENNIFER B. GREENLEAF, HUSBAND AND WIFE,** 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:

SEE ATTACHED EXHIBIT "A"

This was never the principal place of residence for the Grantors.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved _
This is improved x property, known as 4917 Salem Drive, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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 hand this 18 day of May, 2022.

HAROLD G. KING, JR.

WILLIAM DAVID KING

JEAN ANN KING TIDWELL BY: WILLIAM DAVID KING, ATTORNEY IN FACT

TERESA YVONNE KING MINCEY BY: WILLIAM DAVID KING, ATTORNEY IN FACT

CAROL SCHEI-JASIAK

RAYMOND PEREZ BY: HAROLD G. KING, JR., ATTORNEY IN FACT

CHRISTINA PEREZ BY: HAROLD G. KING, JR., ATTORNEY IN FACT

JASON PEREZ BY: WILLIAM DAVID KING, ATTORNEY IN FACT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

(KW) and Carol Schoi-Jasiak

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold G. King, Jr. and William David King, the bargainors, 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 official seal this 18th day of May, 2022.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires 10/2/23

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 17th day of May, 2022, before me personally appeared William David King, to me known to be the person who executed the foregoing instrument on behalf of Jean Ann King Tidwell, Teresa Yvonne King Mincey and Jason Perez and acknowledged that he executed the same as the free act and deed of Jean Ann King Tidwell, Teresa Yvonne King Mincey and Jason Perez.

Witness my hand and official seal this 17th day of May, 2022.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires 10/2/23

STATE OF TENNESSEE

COUNTY OF DAVIDSON

KM

~~On this ____ day of May, 2022, before me personally appeared John Jasiak, to me known to be the person who executed the foregoing instrument on behalf of Carol Schei-Jasiakand acknowledged that he executed the same as the free act and deed of Carol Schei-Jasiak.~~

~~Witness my hand and official seal this _____ day of _____, 2022.~~

~~Commission expires:~~

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 18th day of May, 2022, before me personally appeared Harold G. King, Jr. to me known to be the person who executed the foregoing instrument on behalf of Raymond Perez and Christina Perez and acknowledged that he executed the same as the free act and deed of Raymond Perez and Christina Perez -Jasiak.

Witness my hand and official seal this 18th day of May, 2022.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires 10/2/23

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 519 on the Plan of Crieve Hall Estates, Section 6, of record in Plat Book 2331, pages 1 and 2, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to T. Lee Anderton, unmarried, by Warranty Deed from Charles Allen Coulter, Jr., unmarried, of record in Instrument No. 20030916-0135443, in the Register's Office of Davidson County, Tennessee, dated September 15, 2003 and recorded on September 16, 2003. The said T. Lee Anderton died testate on July 06, 2020. Ruby Jean King (Jean King) is the devisee under the Will of Thomas Lee Anderton aka T. Lee Anderton probated under Docket No. 21P1064, in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division. The said Ruby Jean King died on January 15, 2019, predeceasing T. Lee Anderton. Harold G. King, Jr., William David King, Jean Ann King Tidwell, Teresa Yvonne King Mincey, Carol King Jasiak are the living Heirs at Law of Ruby Jean King. Rita King Perez predeceased her mother (Ruby Jean King) on April 24, 2012. Raymond Perez II, Jason Perez and Christina Perez are the children of Ruby Jean King. See Affidavits of Heirship of record in Instrument No. ___202205250060359__ and Instrument No. _202205250060360_____, said Register's Office.

Certificate of Authenticity

I, Holly A Mason, 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 5/18/22.

Affiant Signature

5/18/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 18th day of May, 2022.

Notary's Signature

(Notary Seal)

JACQUELINE D. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/3/25