Karen Johnson Davidson County
Batch# 869977 DEEDWARR
06/13/2022 11:44:30 AM 3 pgs
Fees: $18.00 Taxes: $2,980.35
20220613-0066946

WARRANTY DEED

LORI BUIE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $805,500.00

Kimberly S Meador
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of May, 2022.

Lori Buie
Notary Public

MY COMMISSION EXPIRES: 8/21/23
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sumner Title & Escrow, LLC
131 Indian Lake Blvd, Ste 200, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Daniel E. Meador	Daniel E. Meador	072 03 0 386.00
(NAME) 46 Governors Way	(NAME) 46 Governors Way	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Adam J. Summers and David J. Summers, a married couple,** hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Daniel E. Meador and Kimberly S. Meador, husband and wife**, hereinafter called the GRANTEE(S), his/her/their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Lot 215 on the Map of Inglewood Place of record in Instrument No. 20071011-0120923, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Adam J. Summers and David J. Summers, a married couple by Warranty Deed from Richard C. Foster, married, dated 05/28/2020 and recorded 06/05/2020, of record in Instrument 202006050058093, Register's Office for Davidson County, Tennessee.

Subject to taxes for 2022 and subsequent years, a lien not yet due and payable.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ 1217 McChesney Avenue, Nashville, TN 37216
(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 GRANTEE(S), his/her/their 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), his/her/their 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.

Effective the 31st day of May, 2022..

Adam J. Summers

David J. Summers

State of IOWA
County of JOHNSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Adam J. Summers and David J. Summers, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 31st day of May, 2022 .

Notary Public:
My Commission Expires: 9-14-2024

GIOVANNI ROSATI
Notarial Seal - Iowa
Commission Number 834405
My Commission Expires Sep 14, 2024

RETURN TO:
Sumner Title & Escrow, LLC
131 Indian Lake Blvd, Ste 200
Hendersonville, TN 37075

CERTIFICATE OF AUTHENTICITY

I, Jennifer A. Hoffman do hereby make oath that I am a licensed attorney and/or 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 5/31/2022.

Jennifer A Hoffman
Affiant
Date: 6/3/2022

STATE OF TENNESSEE
COUNTY OF SUMNER

Sworn to and subscribed before me this 3rd day of June, 2022.

Allison M. Noble
Notary Public

My Commission Expires: _____

