NEW OWNER:
James & Melissa Jones
1016B Glendale Lane
Nashville, TN 37204

SEND TAX BILLS TO:
PINNACLE
15025 BALLANTROFT 2nd FLR
CHARLOTTE, NC 28277

MAP & PARCEL
131-08-00-002.00-CO

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 22-137

Space for Recorder's Stamp

Karen Johnson Davidson County
Batch# 873329 DEEDWARR
06/17/2022 08:26:30 AM 4 pgs
Fees: $23.00 Taxes: $6,105.00
20220617-0069323

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **ONE MILLION SIX HUNDRED FIFTY THOUSAND AND 00/100 DOLLARS ($1,650,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **John Lowe and Gretchen Lowe, husband and wife** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **James Sutton Jones and Melissa Jones, husband and wife** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit B on the Plan of Glendale Commons I Condominiums, a Horizontal Property Regime of record in Instrument No. 20130410-0035649, as revised in Instrument No. 20140113-0003114, 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 John Lowe and Gretchen Lowe, husband and wife by Warranty deed from Debra G. Casey, Trustee of The Debra G. Casey Revocable Trust, dated 11/18/13, as amended 4/03/14 of record in Instrument No. 20150630-0062932 Register's Office for Davidson County, Tennessee, dated June 26, 2015 and recorded on June 30, 2015.

Being also known as 1016B Glendale Lane Nashville, Tennessee 37204.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 9th day of **June**, 2022.

John Lowe

Gretchen Lowe

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, John Lowe and Gretchen Lowe, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 9th day of **June**, 2022.

NOTARY PUBLIC

My commission expires: 5-21-25

TODD A. TRESSLER II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is $ **1,650,000.00**.

AFFIANT

Sworn to and subscribed to before me this 9TH day of **June**, 2022.

NOTARY PUBLIC

My commission expires:

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

Tennessee Certification of Electronic Document

I, Steven T. Mortis, 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 06/13/2022 ____ (date of ~~document~~).

Affiant Signature

06/13/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 13 day of June, 2022.

Eliza Whitfield
Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY'S SEAL
MY COMMISSION EXPIRES MAY 5, 2025

MY COMMISSION EXPIRES: 5-5-2025