This instrument was prepared by and
Please record and return to:
Freedom Title Services, LLC
135 Center Pointe Drive
Clarksville, TN 37040
(931) 647-0677 phone
(931) 233-4079 fax

Karen Johnson Davidson County
Batch# 899201 DEEDWARR
08/05/2022 08:09:30 AM 3 pgs
Fees: $18.00 Taxes: $1,850.00
20220805-0089058

WARRANTY DEED

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, I, **STEPHANIE DUNLOP, UNMARRIED WOMAN**, HEREINAFTER CALLED GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ARIANNA MICHELLE GONZALEZ-EVANS and ASHA NICOLE EVANS, A MARRIED COUPLE, as joint tenants with right of survivorship,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TN, DESCRIBED AS FOLLOWS TO-WIT:

LAND SITUATED IN DAVIDSON COUNTY, TN

BEING LOT NO 69 ON THE FINAL PLAT, FALLS SUBDIVISION, OF RECORD IN INSTRUMENT NO 20191015-0105302, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED UNTO STEPHANIE DUNLOP, UNMARRIED WOMAN, BY WARRANTY DEED FROM NVR, INC, DATED FEBRUARY 25, 2021, OF RECORD IN INSTRUMENT NO 20210301-0025220, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 1012 GAYRON DR, JOELTON, TN 37080**.**

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantor covenants with Grantee that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this ~~27th~~ 28th day of JULY, 2022.

STEPHANIE DUNLOP

STEPHANIE DUNLOP 07/28/2022

STATE OF ~~TENNESSEE~~ Virginia
COUNTY OF ~~MONTGOMERY~~ Virginia beach

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **STEPHANIE DUNLOP**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

DONE at offices in ~~CLARKSVILLE~~ Virginia beach, ~~TENNESSEE~~ Virginia, on this the ~~27th~~ 28th day of JULY, 2022.

Nisza Almira Dapon Mallari

NOTARY PUBLIC 7938003
My commission expires: 09/30/2025

Virginia beach, Virginia

Notarized online using audio-video communication

COMMONWEALTH OF VIRGINIA · ELECTRONIC NOTARY PUBLIC · N

Nisza Almira Dapon Mallari

REGISTRATION NUMBER
7938003
COMMISSION EXPIRES
September 30, 2025

STATE OF KENTUCKY
COUNTY OF MADISON

The actual consideration or value, whichever is greater, for this transfer is $ 500,000.00.

Carrie Anderson
Affiant Carrie Anderson

Subscribed and sworn to before me, this the 28th day of July, 2022.

Stacey Lynn Andrews
NOTARY PUBLIC
My commission expires: 12/21/2025

STACEY LYNN ANDREWS · COMM EXPIRES 12/21/2025 · NOTARY PUBLIC · ID # KYNP37122 · STATE AT LARGE, KENTUCKY

Address New Owner(s) as follows:
ARIANNA MICHELLE GONZALEZ-EVANS
ASHA NICOLE EVANS
1012 GAYRON DRIVE
SOLTON, TN. 37080

Send Tax Bills To:
Same as above

Map and Parcel Number(s): 015 13 0A 069.00

DAVIDSON COUNTY REGISTER OF DEEDS

CERTIFICATE OF AUTHENTICITY

I, Carrie Anderson 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 July 28, 2022.
Date

Anderson
CARRIE ANDERSON

7.28.22
Date

STATE OF TENNESSEE

COUNTY OF

I, , a Notary Public for the County of and State of Tennessee, do hereby certify that personally appeared before me this day and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of (his) (her) knowledge and belief.

Witness my hand and official seal, this the 28th of July, 2022.

Stacey Lynn Andrews
Notary Public

My Commission Expires
12/21/25
(SEAL)

STACEY LYNN ANDREWS
NOTARY PUBLIC
COMM EXPIRES 12/21/2025
ID # KYNP37122
STATE AT LARGE, KENTUCKY