Karen Johnson Davidson County
Batch# 909034 DEEDWARR
08/26/2022 03:02:30 PM 3 pgs
Fees: $18.00 Taxes: $1,942.50
20220826-0096750

JOHN W. BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 525,000.00

Joan Knowles Dawson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of August, 2022

Notary Public

MY COMMISSION EXPIRES: 8-20-2023

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joan Knowles Dawson	New Owner	171-04-0C-052-00
(NAME) 833 Barrington Place Drive	(NAME)	
(ADDRESS) Brentwood TN 37027	(ADDRESS)	
(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,

STEPHEN CURTIS FOX, TRUSTEE OF BARBARA ELLIS FOX REVOCABLE TRUST DATED MAY 6, 2022,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JOAN KNOWLES DAWSON, WIDOW,

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:

Being Unit No. 52 as set forth in the Master Deed and Bylaws of Barrington Place, a Horizontal Property Regime with Private Elements, of record in Instrument 20050914-0110701 and corrected in Instrument 20051025-0128696, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property. Said plan prepared by Anderson, Delk, Epps & Associates, Inc., RLS No. 1660, 681, Grassmere Park Drive, Suite 4, Nashville, Tennessee 37211.

Being the same property conveyed to Barbara Ellis Fox and Stephen Curtis Fox, Trustees of Barbara Ellis Fox Revocable Trust dated May 6, 2022 by Deed dated May 6, 2022 from Barbara E. Fox, unmarried, recorded May 13, 2022, in Instrument Number 20220513-0055340, in the Official Records of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This *Improved* property is commonly known as: 833 Barrington Place Drive, Brentwood, TN 37027

LT&E File #19504

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/our hand(s) this 25th day of August, 2022

Barbara Ellis Fox Revocable Trust dated May 6, 2022

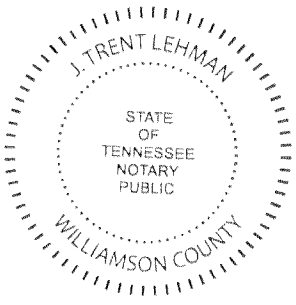
By: _____
Stephen Curtis Fox, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Stephen Curtis Fox, to me known (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is a Trustee of the Barbara Ellis Fox Revocable Trust dated May 6, 2022 and that as Trustee he is authorized by the Trust to execute the within instrument as a Trustee and further acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of August, 2022.

_____
Notary Signature
My commission expires: 11/3/25



LT&E File #19504

True Copy Certification

I, **Diane March,** 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 this the 25th day of August, 2022.

Affiant Signature
Date 08/25/2022

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 25th day of August, 2022.

Notary's Signature
MY COMMISSION EXPIRES: 8-20-2023

