Karen Johnson Davidson County
Batch# 911684 DEEDWARR
09/01/2022 12:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,095.03
20220901-0098748

Prepared By & Return To:
Tennessee Title Services LLC
547 N Mt Juliet Rd
100
Mt. Juliet, TN 37122
MJ-22-3323

KATELYN WILKERSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 10-23-2023

STATE OF TENNESSEE
COUNTY OF ~~Wilson~~ Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $295,955.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 31st day of August, 2022

Notary Public

Commission Expires: 10-23-2023

Address of New Owner	Send Tax Bills To:	Map & Parcel
Dylan Williams 480 Old Towne Dr Brentwood, TN 37027	NEW OWNER 480 Old Towne Dr Brentwood, TN 37027	041-12 0-070.00

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/WE,

Alton L. Whittemore and wife, Linda P. Whittemore

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Offer Tennessee, LLC a Delaware limited liability company

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:

Land in Davidson county, Tennessee, being Lot No. 96 on the Map of Bellshire Estates, Section 2, as of record in Book 2133, page 111, Register's office for Said County.

Said Lot No. 96 fronts 71.0 feet on the Easterly side of Thackery Drive, and extends back 274.9 feet on the Northerly line and 283.4 feet on the Southerly line, to a line in the rear on which it measures 98.0 feet.

Being the same property conveyed to Alton L. Whittemore and wife, Linda P. Whittemore by Warranty deed from Derek Charles Mitchell and wife, Amy F. Mitchell of record in Book 11536, page 106, Register's Office for Davidson County, Tennessee, dated June 17, 1999 and recorded on June 21, 1999.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 3909 Thackery Drive, Nashville, TN 37207

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 so 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.

Dated this the 31st day of August, 2022.

Alton L. Whittemore

Linda P. Whittemore

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 31st day of August, 2022, before me personally appeared Alton L Whittemore and Linda P Whittemore, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 31st day of August, 2022.

Katelyn Wilkerson
Notary Signature
My commission expires: 10-23-2023

KATELYN WILKERSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 10-23-2023

Certificate of Authenticity

I, Joshua A. Terry, 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 8/31/22.

Affiant Signature

9/1/22

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 9/1/22.

Notary Public

My Commission Expires: 5.23.23

KATHLEEN WILLIAMS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON