WARRANTY DEED

Karen Johnson Davidson County
Batch# 913771 DEEDWARR
09/07/2022 03:27:29 PM 2 pgs
Fees: $13.00 Taxes: $2,275.50

20220907-0100432

File #22-DM-0901

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $615,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 2022.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

APRIL N. BENNETT STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 07/06/2026 DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Noble Alexander Halliburton and Kalyn Lee Heasley	~~**Movement Mortgage, LLC**~~ Canopy Mortgage LLC	
(NAME)	(NAME)	
901 Willow Oak Court	360 Technology Court, 200 ~~**8024 Calvin Hall Road**~~	**156 01 0C 052.00**
(ADDRESS)	(ADDRESS)	
Nashville TN 37221	Lindon, UT 84042 ~~**Indian Land, SC 29707**~~	
(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 consideration, the receipt of which is hereby acknowledged, **STEVEN H. LAW, AND DOLORES S. LAW, HUSBAND AND WIFE,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **NOBLE ALEXANDER HALLIBURTON, AND KALYN LEE HEASLEY, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 52 on the Plan of East Colony at Riverbend of record in Book 7900, Page 4, as amended in Book 7900, Page 733, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Steven H. Law and Dolores S. Law, husband and wife, by Warranty Deed from Susan LeAnne Rowland an unmarried woman of record in Instrument No. 20161103-0116194, in the Register's Office of Davidson County, Tennessee, dated October 31, 2016 and recorded on November 03, 2016.

This conveyance is subject to:
*Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of East Colony at Riverbend, as recorded in Plat Book 7900, Page(s) 4, as amended in Book 7900, Page 733.
*Covenants, Conditions and Restrictions as set forth in Restrictions recorded in Book 5354, Page 765, as corrected in Book 5403, Page 5.
*Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **901 Willow Oak Court, Nashville, TN 37221**.

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), their heirs and 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), 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 the 1st day of September, 2022.

Steven H. Law

Dolores S. Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of September, 2022, before me personally appeared Steven H. Law, 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 1st day of September, 2022.

Notary Signature
My commission expires: 8-20-2023



STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of September, 2022, before me personally appeared Dolores S. Law, 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 1st day of September, 2022.

Notary Signature
My commission expires: 8-20-2023



RETURN TO:
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204