WARRANTY DEED

Karen Johnson Davidson County
Batch# 915880 DEEDWARR
09/13/2022 10:42:03 AM 2 pgs
Fees: $13.00 Taxes: $2,516.00

20220913-0102112

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $680,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of September, 2022 .

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

TERESA TIDWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 01-06-2025

THIS INSTRUMENT WAS PREPARED BY

Stewart Title Company Tennessee Division
100 Bluegrass Commons Blvd, Ste 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Taylor Bernard Hallock	Taylor Bernard Hallock	119-01-0-099.00
(NAME)	(NAME)	
2211 A Sadler Ave	25109 113th Ave. SE	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	Kent, WA 98030	
(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 considerations, the receipt of which is hereby acknowledged, I, **Ashley White, an unmarried woman**, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto **Taylor Bernard Hallock, a single man and Corey S. Hallock, a single man,** hereinafter called the GRANTEE(S), his/her/their 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 Unit No. A on the Plan 2211 Sadler Avenue Commons, as shown on Exhibit "A" of 2211 Sadler Avenue Commons, of record in Instrument No. 202102240023212, in 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 Ashley White, an unmarried woman by Warranty Deed from SEG Investments, LP, a Tennessee Limited Partnership, as successor in interest to the David W. Gaw Family Limited Partnership, dated 01/21/2022 and recorded 02/02/2022, of record in Instrument 202202020012124, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ 2211 A Sadler Ave, Nashville, TN 37210
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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), his/her/their 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), his/her/their 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.

Effective the 23 day of August, 2022.

Ashley White

State of Massachusetts
County of Suffolk

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ashley White, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 23rd day of August, 2022.

Notary Public:
My Commission Expires: 05/03/2024

CARLOS A GOMES
Notary Public, Commonwealth of Massachusetts
My Commission Expires May 3, 2024

RETURN TO:
Stewart Title Company Tennessee Division
100 Bluegrass Commons Blvd, Ste 115
Hendersonville, TN 37075