Karen Johnson Davidson County
Batch# 921954 DEEDWARR
09/27/2022 12:45:30 PM 3 pgs
Fees: $18.00 Taxes: $2,035.00
20220927-0106886

Prepared by:

615 Title, LLC
807 Bradford Avenue
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $550,000.00.

Affiant

Subscribed and sworn to before me this 22nd day of September, 2022.

Notary Public
My Commission Expires: 10/2/2023

LILLIAN TURMAN
TENNESSEE NOTARY PUBLIC
My Comm Exp. 10/2/2023
COUNTY OF DAVIDSON

2022-458

Address of New Owner:	Send Tax Bills to:	Tax Information:
Austin Haney and Olivia S. Holloway	New Owner	
2557 Devon Valley Drive		142 16 0D 031.00
Nashville, TN, 37221		

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, we

Deborah B. MacDonald, an unmarried person,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Austin Haney, a single man, and Olivia S. Holloway, an unmarried woman, as joint tenants with right of survivorship

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Final Plat, Devon Valley, Phase II, of record in Plat Book 7900, Page 563, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Deborah B. MacDonald, unmarried by Warranty Deed from Angela Y. Williamson and spouse, Marcus D. Williamson of record in Instrument No. 20060405-0039263, Register's Office for Davidson, Tennessee, dated March 17, 2006 and recorded on April 5, 2006.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **2557 Devon Valley Drive, 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 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 our hands this 22nd day of September, 2022.

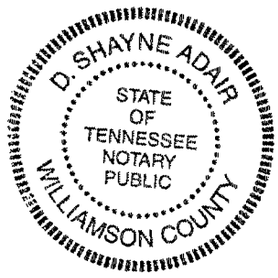
Deborah B. MacDonald

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Deborah B. MacDonald, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of September, 2022.

Notary Public D. Shayne Adair
My Commission Expires: 06/14/2026



TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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 9/22/2022.

D. Shayne Adair

9/20/2022
Date

STATE OF TENNESSEE
STATE OF DAVIDSON

Sworn to and subscribed before me this 20 day of September 2022.

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

April D Wideman
Notary Public
My Commission Expires: 03/07/2026