Karen Johnson Davidson County
Batch# 928165 DEEDWARR
10/12/2022 08:16:30 AM 3 pgs
Fees: $18.00 Taxes: $1,295.00
20221012-0111677

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $350,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 11th day of October, 2022.

(Affix Seal) Notary Public

My Commission Expires: 03/07/2026

2022-09-471

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:

HALE TITLE AND ESCROW, LLC
3020 STANSBERRY LANE, SUITE 100
FRANKLIN, TN 37069

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Avery Bright and Ashley Bright 8319 Saint Danasus Drive Nashville, TN 37211	Churchill Mortgage Corp. 1749 Mallory Lane, Ste 100 Brentwood, TN 37027	Map/Parcel 173-09-0A-245.00-CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Mark Lonsway, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents does hereby transfer and convey unto **Avery Bright, and Ashley Bright, husband and wife,** hereinafter called the GRANTEE, their heirs 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. 186 on the Plan of Revision to Lots 177 through 188 Phase "E" Lenox Village of record in Plat at Instrument No. 20040726-0088981, 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 Mark Lonsway, a single man by Warranty Deed from Joseph W. Jackson III, a single man of record in Instrument No. 20181119-0113582 Register's Office for Davidson County, Tennessee, dated November 16, 2018 and recorded on November 19, 2018.

This conveyance is subject to the following: Davidson County property taxes for subsequent years, a lien not yet due and payable, zoning, setback requirements and general utility, sewer, and drainage easements of record, subdivision and/or condominium declarations, covenants, restrictions, and easements of record and other matters of record.

This is improved property known as 8319 Saint Danasus Drive, Nashville, TN 37211 .

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, their heirs and assigns forever; and the GRANTOR, does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and it does further covenant and binds himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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.

Effective the 11th day of October, 2022:

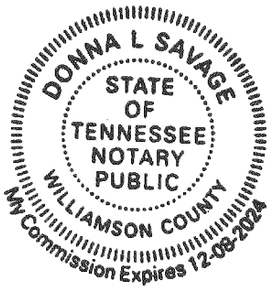
Mark Lonsway

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 11th day of October, 2022, before me personally appeared Mark Lonsway, 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 11th day of October, 2022.

Notary Signature
My commission expires:



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 10/11/2022.

D. Shayne Adair

10/11/2022
Date

STATE OF TENNESSEE
STATE OF DAVIDSON

Sworn to and subscribed before me this 11th day of October, 2022.

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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