Karen Johnson Davidson County
Batch# 945487 DEEDWARR
11/29/2022 01:23:30 PM 5 pgs
Fees: $28.00 Taxes: $758.50
20221129-0125168

THIS DOCUMENT PREPARED BY

JEFFREY MOBLEY, atty.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer is $205,000.00.

Affiant

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

Notary Public

My Commission Expires:

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024

Address of new owner:	Send Tax Bills to:	Map-Parcel Number
Michael McInteer Canterbury 6724 Autumn Oaks Drive Brentwood, TN 37027	SAME	181-10-0A-032.00-CO

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Michael Dunn Canterbury, hereinafter called the Grantor, has bargained and sold, and by these

presents does transfer and convey unto Michael McInteer Canterbury, his heirs, successors and assigns, an undivided one-half tenant-in-common interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which will be assumed by the buyer.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, the Grantee's heirs, successors and assigns, forever; and the Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantee, the Grantee's heirs, successors and assigns, against the lawful claims of all persons whomsoever.

After this conveyance, the subject property will be owned by Michael Dunn Canterbury as to a one-half undivided interest and by Michael McInteer Canterbury as to a one-half undivided interest.

WITNESS my hand this 22ND day of November, 2022.

Michael Dunn Canterbury

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Dunn Canterbury, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 22nd day of November, 2022.

My Commission Expires: _____

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 348 on the Plan of Section One, Autumn Oaks Subdivision, of record in Plat Book 9700, Page(s) 913 and 914, 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 Michael Dunn Canterbury by deed from Kay Rowland of record as Instrument No. 20210421-0053284, Register's Office for Davidson County, Tennessee.

This is improved property known as 6724 Autumn Oaks Drive, Brentwood, Tennessee 37027.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 NOVEMBER 22, 2022.

11/22/22
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 22nd day of NOVEMBER, 2022.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

