Karen Johnson Davidson County
Batch# 952695 DEEDWARR
12/16/2022 03:46:26 PM 2 pgs
Fees: $13.00 Taxes: $2,201.50

20221216-0130513

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$595,000.00** (Five Hundred Ninety Five Thousand).

AFFIANT

Subscribed to and sworn before me this 15th day of December, 2022.

NOTARY PUBLIC MY COMMISSION EXPIRES:

JOHN CHRISTOPHER ROSSELOT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires JULY 9, 2024

(NOTARY SEAL)

THIS INSTRUMENT PREPARED BY
AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Matthew Thomas Amick & Lindsay Jaye Amick 1032 Hickory Hollow Road Nashville, TN 37221	**SAME AS NEW OWNER**	12712003400

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, I/WE, **ROBIN PARRISH, A SINGLE WOMAN,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **MATTHEW THOMAS AMICK AND LINDSAY JAYE AMICK, HUSBAND AND WIFE,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit;

BEING Lot No. 35 on the Map of Bellevue Manor, of record in Book 3600, pages 32 and 33, Register's Office for Davidson County, Tennessee.

Said Lot No. 35 fronts 173.00 feet on the easterly side of Hickory Hollow Road and extends back between lines 429.60 feet on the northerly line and 477.90 feet on the southerly line to a dead line in the rear on which it measures 60.78 feet.

Being the same property conveyed to William Van Parrish and wife, Lois J. Parrish and Robin Parrish, as tenants in common with right of survivorship, by deed from William Van Parrish and wife, Lois J. Parrish of record in Instrument No. 20131001-0102838, dated September 17, 2013 and recorded on October 1, 2013, Register's Office for Davidson County, Tennessee. Lois J. Parrish having since died March 8, 2015, leaving William Van Parrish and Robin Parrish as tenants in common with right of survivorship upon her death. William Van Parrish having since died June 29, 2019, leaving Robin Parrish as surviving tenant by the entirety upon his death.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **1032 HICKORY HOLLOW ROAD** **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. Whenever 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, this 15th day of December, 2022

Robin Parrish

Robin Parrish

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 15th day of December, 2022, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Robin Parrish** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 15th day of December, 2022.

Notary Public

Commission Expires: _____

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2024