Karen Johnson Davidson County
Batch# 965283 DEEDWARR
01/27/2023 01:16:30 PM 3 pgs
Fees: $18.00 Taxes: $2,571.50
20230127-0006392



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $695,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON 01/27/2023.

NOTARY PUBLIC

MY COMMISSION EXPIRES 11/28/26

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2023-3001

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Whitney S. Wheelock	New Owner	073 13 0 251.00
1516A Rosebank Avenue		
Nashville, TN 37206		

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,

John E. Dooling and Savannah K. Michel, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Whitney S. Wheelock

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:

All that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Lot 24, Davis Heights, as shown on plat of record in Plat Book 843, Page 104, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to John E. Dooling and Savannah K. Michel, by deed dated 04/17/2020, from Domus Builders, LLC, a Tennessee limited liability company, of record in Instrument Number 20200421-0041701, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2023 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 1516A Rosebank Avenue Nashville, TN 37206

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 my hand on January 27, 2023.

JOHN E. DOOLING

SAVANNAH K. MICHEL

STATE OF Texas

COUNTY OF Bell

Personally appeared by audio-video communication before me, an online Notary Public of said County and State, John E. Dooling ~~and Savannah K. Michel~~, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this January ~~XX~~ 26, 2023.

Hugh Cross
ID NUMBER
13266956-6
COMMISSION EXPIRES
September 10, 2024

Notary Public

My Commission Expires: 09/10/2024

Notarized online using audio-video communication

File #: 2023-3001

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027

State of Texas

County of Bell

Hugh Cross
ID NUMBER
13266956-6
COMMISSION EXPIRES
September 10, 2024

This instrument was acknowledged before me by means of an interactive two-way audio and video communication on 01/27/2023 by SAVANNAH K. MICHEL.

Notarized online using audio-video communication

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 January 27, 2023.

J. Carlton Drumwright

January 27, 2023
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on January 27, 2023.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY