THIS INSTRUMENT PREPARED BY:

Limestone Title & Escrow, LLC
580 Franklin Road, Suite 203
Franklin, TN 37069

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 200 000
Michael Adams, Affiant
Subscribed and sworn before me this the
21 Day of March, 2023.
Brandi Wes, Deputy Register

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for the transfer is $200,000.00

Affiant

Subscribed and sworn to before me this 3 day of MARCH, 2023

NEW OWNER:
Michael T. Adams
3607 Caldwell Court
Nashville, TN 37204

SEND TAX BILLS TO:
NEW OWNER
1336 Red Oak Drive
Brentwood, TN 37027

MAP/PARCEL:
11814004300

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that I/We, Steve E. Adams and wife, Jeanine Adams, Grantors, for and in consideration of Ten and no/100-($10.00) Dollars, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, have bargained and sold and by these presents do hereby convey and transfer unto Michael T. Adams, Grantee, his heirs and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No.12 on the Plan of Caldwell Court,

as of record in Book 2854, Page 74, Register's Office for said County.

BEING part of the same property conveyed to Steve E. Adams and wife, Jeanine Adams by deed from Larry Adams as Attorney-in-fact for Ira T. Adams of record in Instrument Number 20140818-0074447 Register's Office for Davidson County, Tennessee.

This is improved property known as 3607 Caldwell Court Nashville, Tennessee 37204.

Karen Johnson Davidson County
Batch# 982918 DEEDWARR
03/21/2023 01:30:34 PM 2 pgs
Fees: $13.00 Taxes: $740.00

20230321-0020449

Said Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises

WITNESS my hand this the 3 day of MARCH, 2023

Steve E. Adams Jeanine Adams

Steve E. Adams Jeanine Adams

STATE OF: TENNESSEE
COUNTY OF: WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Steve E. Adams and wife, Jeanine Adams, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oaths acknowledged themselves to be the within named bargainors and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at BRENTWOOD TN (city, state), on this the 3 day of MARCH, 2023

Notary Public

My commission expires 07/31/2024
STATE OF: TENNESSEE
COUNTY OF: WILLIAMSON

KIMBERLY S. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY