Karen Johnson Davidson County
Batch# 1047520 DEEDWARR
09/08/2023 08.02 58 AM 3 pgs
Fees: $18.00 Taxes $1,202.50
20230908-0070422

WARRANTY DEED	STATE OF TENNESSEE} COUNTY OF DAVIDSON} The actual consideration or value, whichever is greater for this transfer is $325,000.00 Affiant Subscribed and sworn to before me This 1st day of September, 2023. Notary Public My Commission Expires:

WILLIAM ALTUS PRYOR
STATE OF TENNESSEE NOTARY PUBLIC
HOUSTON COUNTY
My Commission Expires 07-22-2026

Address New Owner as:	Tax Bill To:	Map / Parcel
David O. Jones, Sr. & Deirdre Jones 407 Highland Heights Drive Goodlettsville, TN 37072	**New Owner**	**025 11 0 030.00**

This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205.

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 all of which are hereby acknowledged, **Randall B. Crunk and wife, Pamela M. Crunk,** (the "Grantors") have bargained and sold, and by these presents does transfer and convey unto **David O. Jones, Sr. and Deirdre D. Jones, husband and wife.** (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Being Lot No. 29 on the Plan of Highland Heights Acres, of record in Book 3700, Page 97, Register's Office for Davidson County, Tennessee, to which plan reference is here for a more complete and accurate description.

Being the same property conveyed to Randall B. Crunk and wife, Pamela M. Crunk, by Warranty Deed from Sandra Lee James, unmarried, of record in Book 7103, Page 505, Register's Office of Davidson County, Tennessee.

This is improved real property commonly known as 409 Highland Heights Drive, Goodlettsville, Tennessee 37072.

This Conveyance is subject to the following:

1. Taxes for the year 2023 and subsequent years, being liens not yet due and payable.
2. Easement of record in Book 5818, Page 687, said Register's Office.
3. TVA Transmission Line Easement of record in Book 8248, Page 173, said Register's Office.
4. Subject to all matters on plat of record in Book 3700, Page 97, and amended in Book 4633, Page 444, said Register's Office.

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantors do covenant with the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns, against lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Warranty Deed to be executed this 1st day of September 2023.

Grantors:

Randall B. Crunk

Pamela M. Crunk

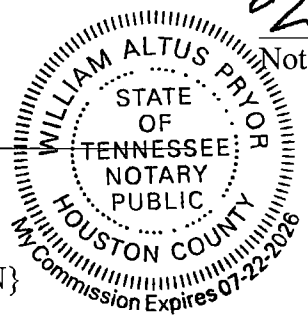
STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 1st day of September, in the year 2023, before me the undersigned, personally appeared Randall B. Crunk, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that he executed it.

WITNESS my hand and official seal or stamp, this 1st day of September 2023.

William Altus Pryor
Notary Public

My Commission Expires:



STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 1st day of September, in the year 2023, before me the undersigned, personally appeared Pamela M. Crunk, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that she executed it.

WITNESS my hand and official seal or stamp, this 1st day of September, 2023.

William Altus Pryor
Notary Public

My Commission Expires:

