Karen Johnson Davidson County
Batch# 1058987 DEEDWARR
10/09/2023 11:11:22 AM 2 pgs
Fees: $13 00 Taxes. $1,071 15

20231009-0079260

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $289,500 00

Affiant

Subscribed and sworn to before me, this 6 day of October, 2023

Notary Public
My commission expires 5.26.27

JUSTIN MOONEYHAM STATE OF TENNESSEE NOTARY PUBLIC COFFEE COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
636 Grassmere Park
Nashville TN 37211

WARRANTY DEED

Address of New Owner(s) as follows	Send Tax Bills To (If left blank, send to new owner at property address)	Map-Parcel Numbers
Gina Moore	**Primary Residential Mortgage**	**04411008500**
406 Hadley Ave	**1480 North 200 West**	
Old Hickory, TN 37138	**Salt Lake City, UT 84116**	

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 ACKNOWLEDGE, WE,

Heather Jordan and Peter Jordan, wife and husband

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gina Moore, unmarried woman

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No 181, on the Plan of Section A, Village of Old Hickory, of record in Plat Book 1424, Page 68, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Heather Jordan and Peter Jordan, wife and husband, by Warranty Deed from Strive Properties, LLC, a Tennessee limited liability company, dated June 24, 2016, of record in Instrument No. 20160628-0066045, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (__X__) unimproved (_____) property known as 406 Hadley Ave, Old Hickory, TN 37138

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, their heirs and assigns forever, and we do covenant with 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.

Heather Jordan Date: 10/5/2023
Heather Jordan

Peter Jordan Date: 10/5/23
Peter Jordan

STATE OF Florida

COUNTY OF Leon

Personally appeared before me, a Notary Public of said County and State, Heather Jordan and Peter Jordan, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of October, 2023

NOTARY PUBLIC

SHEILA ALEXIA DIAZ
Notary Public - State of Florida
Commission # HH 426455
My Comm. Expires Jul 26, 2027
Bonded through National Notary Assn.

My Commission Expires: 7/26/2027