Karen Johnson Davidson County
Batch# 1080125 DEEDWARR
12/08/2023 12:38:30 PM 4 pgs
Fees: $23.00 Taxes: $1,757.50
20231208-0094971

Prepared By & Return To:
Tennessee Title Services, LLC
547 North Mount Juliet Road
Mt. Juliet, TN 37122
SG-23-4558

MARISA BERGERON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $475,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 6th day of December, 2023

Notary Public
Commission Expires: October 25, 2026

Address of New Owner	Send Tax Bills To:	Map & Parcel
Elizabeth Hoeg and Erik Hoeg 136 Carriage Court Brentwood, TN 37027	NEW OWNER 136 Carriage Court Brentwood, TN 37027	171-03-0B-159.00-CO

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,

Rebekah A. Moredock, a single woman and Jeffrey L. Moredock and Janet S. Moredock, husband and wife as joint tenants with right of survivorship

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Erik Hoeg and Elizabeth Hoeg, husband and wife

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 Unit No. 19 on the Plan of Phase Two, Section Five, Townhomes of Fredericksburg of record in Plat Book 9700, Page 578, revised in Instrument No. 20000804-0077800, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Rebekah A. Moredock, a single woman and Jeffrey L. Moredock and Janet S. Moredock, husband and wife as joint tenants with right of survivorship by Warranty Deed from Tarek Isaac Mentouri, unmarried of record in Instrument No. 20190528-0050106 Register's Office for Davidson County, Tennessee, dated May 24, 2019 and recorded on May 28, 2019.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is **improved** property known as: 136 Carriage Court, Brentwood, TN 37027

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 so 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 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 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.

Dated this the 4th day of December, 2023.

Jeffrey L. Moredock

Jeffrey L. Moredock

Janet S. Moredock

Janet S. Moredock

STATE OF FLORIDA
COUNTY OF Duval

On this 4th day of December, 2023, before me personally appeared Jeffrey L Moredock and Janet S Moredock, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 4th day of December, 2023.

Fredricka Brown

Notary Signature
My commission expires: 8/6/2027

FREDRICKA BROWN
Notary Public - State of Florida
Commission # HH 421022
My Comm. Expires Aug 6, 2027
Bonded through National Notary Assn.

Dated this the 6th day of December, 2023.

Rebekah A. Moredock

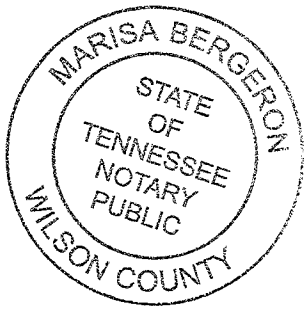
Rebekah A. Moredock

STATE OF TENNESSEE
COUNTY OF WILSON

On this 6th day of December, 2023, before me personally appeared Rebekah A Moredock, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 6th day of December, 2023.

Notary Signature
My commission expires: October 25, 2026



Certificate of Authenticity

I, Joshua A. Terry, 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 12/4/23 & 12/6/23.

Affiant Signature – Joshua A. Terry

12/7/2023

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 12/7/2023

Notary Public

My Commission Expires: 5-10-27

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON