Register Return To: 24-CD-363
Land Title South
3326 Aspen Grove Drive
Suite 400
Franklin, TN 37067

Karen Johnson Davidson County
Batch # 1179533 DEEDWARR
09/10/2024 10:04:54 AM 2 pgs
Fees: $13.00 Taxes: $2,164.50
20240910-0069630

Warranty Deed

LEAH TURNER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 10-23-2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $585,000.00

Affiant

Subscribed and sworn to before me, this the 6th day of September, 2024.

Notary Public

My commission expires: 10.23.2024

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Amy Lyn Sellers	Old National Bank	072-14-0-079.00
1112 Chester Avenue	101 Northwest Fourth,	
Nashville, TN 37206	Evansville IN 47708	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MICHAEL NOAH MOYERS NKA MICHAEL NOAH PINE AND EMILIE BROOKE STEARNS NKA EMILIE STEARNS PINE, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **AMY LYN SELLERS, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 8 on the Plan of Chesterfield Place of record in Plat Book 332, Page 147, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Michael Noah Moyers, an unmarried man and Emilie Brooke Stearns, an unmarried woman, as joint tenants with rights of survivorship by Warranty Deed from Corey Arnold and Shelley Kay Arant A/K/A Shelly Kay Arnold, husband and wife of record in Instrument No. 20220518-0057211 Register's Office for Davidson County, Tennessee, dated May 09, 2022 and recorded on May 18, 2022.

Name change from Michael Noah Moyers to Michael Noah Pine by Order of Name Change in the Chancery Court for the State of Tennessee Twentieth Judicial District, Davidson County, Part II recorded Clerk & Master Davidson County Docket No. 23-1381-III on December 13, 2023.

Name change from Emilie Stearns Harvey to Emilie Stearns Pine by Order of Name Change in the Chancery Court for the State of Tennessee Twentieth Judicial District, Davidson County, Part II recorded Clerk & Master Davidson County Docket No. 23-1380-III on December 13, 2023.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 1112 Chester Avenue, Nashville, TN 37206, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 6th day of September, 2024.

Michael Noah Moyers NKA Michael Noah Pine

Emilie Brooke Stearns NKA Emilie Stearns Pine

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Michael Noah Moyers NKA Michael Noah Pine and Emilie Brooke Stearns NKA Emilie Stearns Pine, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 6th day of September, 2024.

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

Notary Public

My Commission Expires: 3·3·25