Name and Address of New Owner:
JORDAN LONG AND CHELSEA MARIE LONG
4009 Bryce Road
Nashville, TN 37211

Send Tax Bills To:
FirstBank
722 Columbia Avenue
Franklin, TN 37064

Karen Johnson Davidson County
Batch# 1187265 DEEDWARR
09/27/2024 12:21:30 PM 3 pgs
Fees: $18.00 Taxes: $1,988.75
20240927-0075118

This Instrument Prepared By:
Limestone Title, LLC
580 Franklin Road
Suite 203
Franklin, TN 37069

Map & Parcel No: 172-15-0A-187-00-CO

WARRANTY DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Charles Scott and Julie Scott, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **JORDAN LONG AND CHELSEA MARIE LONG, HUSBAND AND WIFE**, "the Grantees," the following described real estate in Davidson County, Tennessee:

Being Lot No. 135 on the Plan of Section Eleven, Holt Woods, of record in Book 9700, page 408, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Charles Scott and Julie Scott, husband and wife, from Matthew Benning and Janelle Benning, husband and wife, by Warranty Deed dated August 23, 2022 and recorded August 26, 2022 in Instrument #20220826-0096548, said Register's Office.

Property more commonly known as 4009 Bryce Road, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 27th day of September, 2024.

_____(SEAL)
Charles Scott

_____(SEAL)
Julie Scott

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27th day of September, 2024, before me personally appeared Charles Scott and Julie Scott, 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 27th day of September, 2024.

Notary Signature
My commission expires:

JENNIFER L. PENNELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
MY COMM. EXPIRES JUNE 23, 2026

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $537,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 27th day of September, 2024.

Notary Signature
My commission expires:

JENNIFER L. PENNELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
MY COMM. EXPIRES JUNE 23, 2026

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 Sept 27, 24 (date of document).

Jennifer L. Pennell

Sept 27, 24
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 27 day of Sept, 2024.

Notary's Signature

My Commission Expires: _____

Notary's Seal

