2025-260-SM Box #14

WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is 400,000 00.

Jessica D Puckett
Affiant

Subscribed and sworn to before me, this the 4th day of August, 2025

Notary Public

My commission expires 5/8/29
(AFFIX SEAL)

CHRISTY TESCH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Karen Johnson
Batch # 1306036
08/05/2025 10 01 05 AM
Fees $13 00 Taxes $1,480 00

Davidson County
DEEDWARR
2 pgs

20250805-0061971

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc
2927 Berry Hill Drive, Nashville, TN 37204

Address of New Owner(s) as follows:	Send Tax Bills To	Map-Parcel Numbers
Campbell Murrey	"New Owner"	162-11-0-009-00
557 Michele Drive		
Antioch, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Wilhelmus S Codington and Libby A Codington, husband and wife

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

Campbell Murrey, an unmarried man

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 64 on the Plan of Whittemore Valley Subdivision, Section Three, of record in Plat Book 6250, Page 550, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof

Being all the same property conveyed to Wilhelmus S Codington and Libby A Codington, husband and wife, by Warranty Deed dated January 15, 2021, from Samuel Lee Otis and wife, Jewell Lorraine Otis, of record in Instrument No 20210121-0009004, Register's Office for Davidson County, Tennessee

THE conveyance of the above described parcel of land is subject to the following:

Taxes for the year 2025, and all subsequent years not yet due and payable. Map and Parcel 162-11-0-009-00.

All matters shown on the Plan of record in Plat Book 6250, Page 550, Register's Office for Davidson County, Tennessee.

Subject to the flow of Whittemore Branch and the 100 year flood line located across the said lot.

Easement for a sewer main to First Suburban Water Utility District of Davidson County, Tennessee, of record in Book 4264, Page 914, said Register's Office.

Restrictive Covenants contained in instrument of record in Book 6243, Page 80, said Register's Office.

This is improved (X) Unimproved ( ) property, known as 557 Michele Drive, Antioch, TN 37013

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) that I/we am/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), 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

Witness my/our hand(s) this 4th day of August, 2025.

Wilhelmus S Codington

Libby A Codington

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Wilhelmus S Codington and Libby A Codington, husband and wife the within named bargainor(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 and official seal at Nashville, Tennessee, this 4th day of August, 2025

Notary Public

My Commission Expires: 5/9/2026

MIKE BOYD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON