

DOCUMENT NO: 289411
RECORDED ON: 9/1/2021 12:17:00 PM
COUNTY CLERK: CARMEN FINLEY
COUNTY: TRIGG COUNTY
BOOK: D317 PAGE: 403 - 405 DEED
Signed: TG

Deed 50 Dtax 197-

TAX BILL TO:
Billy Thomas
916 Glenhurst Way
Clarksville Tennessee 37042

DEED

THIS DEED OF CONVEYANCE made and entered into this 27 day of August, 2021 by and between **NELSON L. GREEN, single**, 2910 St. Rt. 514, Princeton, Kentucky 42445 **[GRANTOR]**] and **BILLY THOMAS and CHRISTY BRAWNER THOMAS his wife**. 916 Glenhurst Way, Clarksville, Tennessee 37042 **[GRANTEES]**.

WITNESSETH:

That for and in consideration of the sum of **ONE HUNDRED NINETY-SIX THOUSAND NINE HUNDRED DOLLARS (\$196,900.00)** cash in hand paid to Grantor, Grantor has this day bargained, sold aliened and conveyed to Grantees, jointly and equally for life with remainder unto the survivor, his or her heirs and assigns forever in fee simple, the following-described real property located at 7 Valley Drive, Cadiz, Trigg County, Kentucky, to-wit:

Lot No. 2F in Blue Springs Estates Subdivision and all improvements thereto, including furnishings, a plat of which is recorded in Plat Book 1, Page 6, in the Trigg County Clerk's Office.

BEING the same property conveyed to Nelson L. Green by Deed dated May 7 2018 and recorded in Deed Book 299 Page 414 Trigg County Clerk's Office.

TRIGG COUNTY
D317 PG403

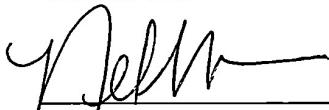
TO HAVE AND TO HOLD the above-described real property, together with all of the appurtenances thereunto belonging, unto the Grantees, jointly and equally for life with remainder unto the survivor, his or her heirs and assigns forever in fee simple with COVENANT OF GENERAL WARRANTY OF TITLE.

CONSIDERATION CERTIFICATE

The parties hereto state the consideration reflected in this deed is the full consideration paid for the property. The Grantees join in this deed for the sole purpose of certifying the consideration pursuant to KRS 382.135.

IN TESTIMONY WHEREOF, witness the signatures of the Grantor and the Grantees the day and date first herein written.

GRANTOR:

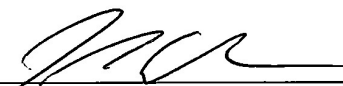


NELSON L. GREEN

STATE OF KENTUCKY
COUNTY OF Trigg

}
} SCT.

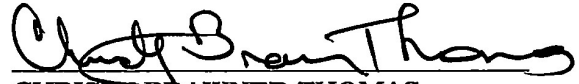
I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify for record that the foregoing Deed and Consideration Certificate was this day produced to me in said County and State and subscribed, sworn to and acknowledged before me by the within-named **Nelson L. Green, single, Grantor**, to be her free act and deed, this ____ day of August 2021.



NOTARY PUBLIC
My Commission expires: 3/9/24
Notary Number: 4420

GRANTEES:

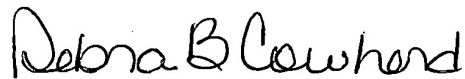

BILLY THOMAS


CHRISTY BRAWNER THOMAS

STATE OF KENTUCKY
COUNTY OF CHRISTIAN

)
) SCT.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify for record that the foregoing Deed and Consideration Certificate was this day produced to me in said County and State and subscribed, sworn to and acknowledged before me by the within-named **Billy Thomas and Christy Brawner Thomas his wife, Grantees**, to be their free act and deed, this 27 day of August 2021.


NOTARY PUBLIC
My Commission expires: 9/19/22
Notary Number: 603488

This Instrument Prepared by:


Lee M. Harton
LEE M. HARTON PLLC
1606 South Main Street, P.O. Box 1009
Hopkinsville, KY 42241
(270) 886-1099