# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF SEPTEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC CUSTINA ROSEMAN DAVIDSON COUNTY Exp Mar 2008

Davidson County DEEDWARR
Recvd: 09/15/05 08:09 2 pgs
Fees:13.00 Taxes:92.50
**20050915-0110842**

**THIS INSTRUMENT WAS PREPARED BY**
Bicentennial Ttile & Escrow, Inc, 2280 Metrocenter Blvd., Suite 300, Nashville, TN 37228

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Eric K Wood Sr. | Eric K Wood Sr. | 081-11-0-423.0 |
| (NAME) 206 Rivergate Parkway | (NAME) 206 Rivergate Parkway | |
| (ADDRESS) Goodlettsville, TN 37072 | (ADDRESS) Goodlettsville, TN 37072 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, WE, Brian J Wood and Pamela D Wood, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric K Wood Sr., 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:

Being the North One-Half of Lot No. 194 on the Plan of D. T. McGavock and Others Addition, as of record in Plat Book 21, Page 41, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Brian J Wood and Pamela D Wood by Special Warranty deed from Federal Home Loan Mortgage Corporation of record as Instrument No. 200410070121263 and filed for record on October 7, 2004 , Register's Office of Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1722 14th Ave North, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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.

Witness our hands this 14th day of September, 2005.

Brian J Wood

Pamela D Wood

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Brian J. Wood and Pamela D Wood, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14th day of September, 2005.

Witness my hand and official seal at Nashville, Tennessee this.

Commission expires:




Curvina Boseman

Notary Public