3105-1
30x14A

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $319,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4TH DAY OF NOVEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 6/26/08
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 11/07/05 08:48 2 pg:
Fees:13.00 Taxes:1180.30

20051107-0134363

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 1912 21st Avenue South, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth G. Bloom	New Owner	
(NAME)	(NAME)	
210 Cherokee Road		Map 103-12-00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		Parcel 59.00
(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, I, **P. JASON KEEN**, A SINGLE MAN, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **ELIZABETH G. BLOOM**, UNMARRIED, hereinafter called the Grantee, her 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. 36 on the Plan of Cherokee Park, Block "I", Third Section, of record in Book 843, pages 2 and 3, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to P. Jason Keen by deed from John T. Holtschlag, dated April 19, 1999, of record in Book 11441, page 76, said Register's Office.

This conveyance is subject to (a) 2005 property taxes which have been prorated and assumed by the Grantee; (b) all restrictions of record; (c) all easements of record; (d) all visible easements; (e) all matters appearing on the plan(s) of record; and (f) all applicable government and zoning regulations.

This deed was prepared based solely on information from the last deed of record. A title search was not performed and no guaranty of title is offered.

unimproved ☐
This is improved ☒ property, known as 210 Cherokee Road, Nashville, TN 37205

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 my hand this 4th day of November, 2005.

P. Jason Keen

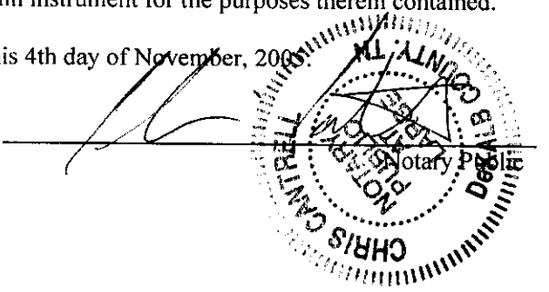
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named P. Jason Keen, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee on this 4th day of November, 2005.

Commission expires: 6/26/07



Notary Public