WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/24/07 15:39 2 pgs
Fees:13.00 Taxes:969.40

20070924-0113938

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $262,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF SEPTEMBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 11/22/10

(AFFIX SEAL)

REBECCA D. PRICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires November 22, 2010

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216

D-1186

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jared Morrison	Bank of America	083-02-0 058.00
(NAME)	(NAME)	
1416 Greenwood Avenue	P.O. Box 45140	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Jacksonville, FL 32232-5140	
(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, Mary L. Cecil, now known as Mary L. Cecil York and husband, Evan York, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jared Morrison and wife, Louise Morrison, 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 Lot No. 29 on the Plan of Sharpe & Horn's Subdivision of Elwood Place of record in Book 332, Page 18, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING all of the same property conveyed to Mary L. Cecil, married by Warranty Deed dated 1/30/2003 from Phillip Todd Burkett, a/k/a Philip Todd Burkett and wife, Virginia P. Burkett and Lawrence A. Burkett and wife, Judith J. Burkett of record in Instrument Number 20030305-0029005, Register's Office for Davidson County, Tennessee.

Mary L. Cecil is now known as Mary L. Cecil York.

Evan York joins in this instrument to convey any and all marital interest by virtue of his marriage to Mary L. Cecil York.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1416 Greenwood Avenue, Nashville, TN 37206
(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, 2007.

Mary L. Cecil York

Evan York

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 Mary L. Cecil, now known as Mary L. Cecil York and Evan York the 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 14th day of September, 2007.

Commission expires:



[redacted] Notary Public

RETURN TO:

Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216