WARRANTY DEED

RECORD & RETURN TO
AFFORDABLE CLOSINGS
2708 [illegible] HILLS DR
NASHVILLE TN 37214

Davidson County DEEDWARR
Recvd: 03/10/09 13:53 2 pgs
Fees:13.00 Taxes:410.63

20090310-0021666

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,980.00

Connie Hooper
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 2009.

Daniel Kanell
Notary Public

MY COMMISSION EXPIRES: 3/10/12
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires Mar 10, 2012

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth G. Odle	new owner	120-13-33
(NAME)	(NAME)	
505 Vinson Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	,	
(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, George L. Gause and wife, Suzanne M. Gause, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elizabeth G. Odle, 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. 31 on the Plan of Section 1, Curreywood Acres, as shown on the plat of record in Plat Book 2133, Pages 109 and 110, said Register's Office to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to George L. Gause and wife, Suzanne M. Gause, by Warranty Deed dated August 17, 2000 from Rodney B. Smith and husband Suzanne C. Smith of record in Instrument No. 20000823008334, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of George L. Gause and Suzanne M. Gause by Andy Brown as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. *20090310-0021605, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 505 Vinson Drive, Nashville, TN 37217

(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 12 day of March, 2009.

George L. Gause
By: Andy Brown, Atty in Fact

Suzanne M. Gause
By: Andy Brown, Atty in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 12 day of March, 2009, before me personally appeared Andy Brown, the person who executed the foregoing instrument on behalf of George L. Gause and, Suzanne M. Gause, and acknowledged that he executed the same as the free act and deed of the said George L. Gause and, Suzanne M. Gause, through Power of Attorney granted him by the said George L. Gause and, Suzanne M. Gause.

Witness my hand and official seal at Franklin, Tennessee this 12 day of March, 2009.

Commission expires: 11/14/09

Notary Public

Tabbie N. Calhoun
STATE OF TENNESSEE NOTARY PUBLIC
BY COMMISSION EXPIRES DAVIDSON COUNTY TENNESSEE