BILL GARRETT, Davidson County
Trans:T20140075035 DEEDWARR
Recvd: 10/03/14 15:39 2 pgs
Fees:13.00 Taxes:481.00
20141003-0092016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $130,000.00.

Clara D. Taft
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF October, 2014

Karen Burnette
NOTARY PUBLIC

My Commission Expires: 12-6-14

KAREN BURNETTE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Ste 150, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Jack Robert Wood and Emily Susanne Wood 2311 Sweetwood Drive Nashville, TN 37214	Jack Robert Wood and Emily Susanne Wood 2311 Sweetwood Drive Nashville, TN 37214	095-03-0-069.00

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

CLARA D. TAFT

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

JACK ROBERT WOOD AND WIFE, EMILY SUSANNE WOOD

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 132 on the Plan of Merry Oaks of record in Plat Book 1835, page 67, Register's Office for said County.

Said Lot No. 132 fronts 101 feet on the south side of Sweetwood Road and runs back between lines, 214.9 feet on the east line and 218 feet on the west line, to a line in the rear measuring 117 feet thereon.

Being the same property conveyed to NORMAN H. TAFT AND WIFE, CLARA D. TAFT, by deed from BILLIE PUCKETT BEERMAN AND JUDY PUCKETT PRATT, CO-EXECUTRICES OF THE ESTATE OF ANNIE P. LANNOM, of record as Instrument No. 20010827-0092604, dated August 23, 2001, said Register's Office. The said

Norman H. Taft having since died on or about October 1, 2005, leaving Clara D. Taft as the surviving tenant by the entirety.

This improved property is known as 2311 Sweetwood Drive, Nashville, TN 37214.

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 1st day of ~~September,~~ October 2014.

Clara D. Taft

Clara D. Taft

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Clara D. Taft, 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 and official seal at office this 1st day of October, 2014.

Karen Burnette

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 12-6-16