9511
20413

BILL GARRETT, Davidson County
Trans:T20150042744 DEEDWARR
Recvd: 06/02/15 09:29 2 pgs
Fees:13.00 Taxes:727.90
20150602-0050875

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW15337FA

Send Tax Bills To:
Newowner

New Owner is:
Alan Joseph Archer
5608 Fairhaven Drive
Nashville, TN 37211

MAP: 161-10-0B

PARCEL: 085.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Michael H. Woodke and wife, Barbara M. Woodke**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Alan Joseph Archer and wife, Sara Sanders Archer**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Known As: **5608 Fairhaven Drive, Nashville, TN 37211**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 276 on the plan of Second Revision - Phase Six, Villages of Brentwood, of record in Book 6900, Page 316, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

BEING the same property conveyed to Michael H. Woodke and wife, Barbara M. Woodke, by Warranty Deed from Victoria L. Hunt (formerly known as Victoria L. Skinner) and husband, Michael H. Hunt, dated 12/17/96 and recorded 12/20/96 in Book 10297, Page 263, Register's Office for Davidson County, Tennessee.

Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 29th day of May, 2015.

GRANTOR(S):

MICHAEL H. WOODKE

BARBARA M. WOODKE

ACKNOWLEDGEMENT

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Michael H. Woodke and Barbara M. Woodke**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 29th day of May, 2015.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:_____

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

$196,730.00

The actual consideration or value, whichever is greater, for this transfer is ~~$198,790.00~~.

AFFIANT

SWORN TO and subscribed before me this 29th day of May, 2015.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My commission expires:_____