BILL GARRETT, Davidson County
Trans:T20150085229 DEEDWARR
Recvd: 10/06/15 14:36 2 pgs
Fees:13.00 Taxes:185.00
20151006-0101917

This instrument was prepared on the basis of information furnished by the parties hereto without the benefit of a title examination by:
The Hill Firm PLLC
PO Box 150391
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is $50,000.00 and this transfer is / not exempt from transfer tax. Teresa Faylene Tronson
Affiant
Sworn to and subscribed before me this 18th day of Sept., 2015.
Notary Public
My Commission Expires: Not Expiring as a Barrister Solicitor

New Owner:	Tax Bills To:	Map/Parcel No:
Lloyd C. Jordan & Sylvia E. Jordan **303 44th Ave. N.** **Nashville, TN 37209**	**Same**	**095-04-0-071.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, by the hereinafter named grantee, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned **Teresa Faylene Tronson** ("Grantor") has this day bargained and sold, and does hereby transfer and convey unto **Lloyd C. Jordan & Sylvia E. Jordan** ("Grantee"), a married couple, their successors, heirs and assigns, all of her right, title and interest in real property located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Map of Eva-Mor Heights Subdivision, as of record in Book 1424, Page 149, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 85.0 feet on the north margin of Crossfield Drive and extends back 175 feet between parallel lines to a dead line.

Bring the same property conveyed to Teresa Faylene Tronson by Quitclaim Deed from Marion Kelley, Executrix for the Estate of Barbara Jean Fitts, of record as Instrument No. 20090427-0037404 in the Register's Office for Davidson County, Tennessee.

This is improved real property more commonly known as 2514 Crossfield Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever, and Grantor does hereby covenant with said Grantee that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as

set out in the aforementioned legal description. Grantor further covenants and binds itself, its successors, heirs and assigns against the lawful claims of all persons, except as set out in the aforementioned legal description. Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This conveyance is subject to all restrictions of record, all easements of record, all visible easements, all matters appearing on the plan of record and all applicable government and zoning regulations.

IN WITNESS WHEREOF, the Grantor has caused this Warranty Deed to be executed this 18th day of September, 2015.

Grantor:

Teresa Tronson

TERESA FAYLENE TRONSON

CANADA)
BRITISH COLUMBIA)
NANAIMO)

Personally appeared before me, the undersigned authority, a Notary Public in and for Nanaimo, British Columbia, Canada, the within named Teresa Faylene Tronson, the bargainor, who ~~with whom I am personally acquainted (or~~ proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal at office this 18th day of September, 2015.

Notary Public
My Commission Expires: Non expiring as a lawyer.

SIMMARJIT K. MADAAN
Solicitor & Notary Public
201 Selby Street
Nanaimo, BC Canada V9R 2R2
Phone: 250-753-6435

WITNESS AS TO SIGNATURE ONLY
NO LEGAL ADVICE SOUGHT OR GIVEN