| | | | |
|---|---|---|---|
| New Owner: | Irene Ludwig | Instrument Prepared by: | Davidson County DEEDWARR |
| (send tax bills | 602 Galaxie Drive | Aaron Fletcher | Recvd: 03/11/16 13:51 3 pgs |
| to this address) | Nashville, TN 37209 | East Nash Title, LLC | Fees:18.00 Taxes:711.14 |
| | | 4205 Gallatin Road | 20160311-0023568 |
| Map/Parcel: | 10204001600 | Nashville, TN 37216 | |

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or the value of the property, whichever is greater, is one hundred and ninety-two thousand, two hundred, and 00/100 dollars ($192,200.00).

Irene Ludwig, ~~Grantee~~/Affiant

STATE OF ~~FLORIDA~~ TN
COUNTY OF Williamson

STEPHANIE MCPEAKE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Sworn to and subscribed before me on this 11th day of March, 2016.

Notary Public

My commission expires 1-11-17

## WARRANTY DEED

For and in consideration of one hundred and ninety-two thousand, two hundred, and 00/100 dollars ($192,200.00) paid by the Grantee, IRENE LUDWIG, and other good and valuable consideration receipt of which is hereby acknowledged, the Grantors, THE HEIRS AT LAW OF DORIS M. THOMPSON, KIM AYRES ARRIGO, both individually and as Executrix of the Estate of Doris M. Thompson, and KELLY AYRES ALLEN, hereby convey to Grantee any and all of our interest in the following land, together with all easements held or granted by Grantors, and we warrant the title to that land against the lawful claims of all persons whomsoever:

Land in Davidson County, Tennessee, being Lot 1116 as shown on the map titled The Plan of Charlotte Park, Section 14, of record in Book 3300, pages 29 and 30, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DORIS M. THOMPSON, unmarried, by deed from RUDOLF W. FORSTER AND WIFE REBECCA A. FORSTER, of record in Book 8280, page 247, dated January 11, 1991, Register's Office of Davidson County, Tennessee. Doris M. Thompson having since died on or about September 28, 2015. KIM AYRES ARRIGO, EXECUTRIX OF THE ESTATE OF DORIS M. THOMPSON, has full power to convey said property pursuant to the will of record in the Seventh Circuit Court of Davidson County, Tennessee, Docket No. 16P158.

This improved property has the address of 602 Galaxie Drive Nashville Tennessee 37209.

By affixing our signatures below, we hereby execute the foregoing Warranty Deed:

**Kim Ayres Arrigo**, Grantor, both individually and as Executrix of the Estate of Doris M. Thompson

**Kelly Ayres Allen**, Grantor

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STATE OF FLORIDA
COUNTY OF Orange

On the 10th day of March, 2016, before me personally appeared **Kim Ayres Arrigo, both individually and as Executrix of the Estate of Doris M. Thompson**, known to me to be the person described in and who executed the foregoing Warranty Deed, and acknowledged that she executed the foregoing instrument as her free act and deed.

GABRIELLA COULTER
MY COMMISSION # FF090081
EXPIRES: April 22, 2018

Notary Public Gabriella Coulter

My commission expires

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STATE OF FLORIDA
COUNTY OF Orange

On the 10th day of March, 2016, before me personally appeared **Kelly Ayres Allen**, known to me to be the person described in and who executed the foregoing Warranty Deed, and acknowledged that she executed the foregoing instrument as her free act and deed.

GABRIELLA COULTER
MY COMMISSION # FF090081
EXPIRES: April 22, 2018

Notary Public Gabriella Coulter

My commission expires

# True Copy Certification

I, AMANDA JOLLIFF, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE

County of WILLIAMSON

Personally appeared before me, STEPHANIE McPEAKE, a notary public for this county and state, AMANDA JOLLIFF, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: JANUARY 11, 2017

{Notary' Seal}

