This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $248,000.00.

Affiant

Subscribed and sworn before me this the 18th day of March, 2016.

Notary Public
My commission expires:

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

mail

Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Sarah Blair	NEW OWNER	171-03B-210.00CO
601 Old Hickory Boulevard		
Brentwood, TN 37027-4694		

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHARLES W. WOODCOCK AND WIFE, MARY E. WOODCOCK, husband and wife**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey **to SARAH BLAIR UNMARRIED**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in **Davidson County**, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 16, Phase Two, Section Six, on the Plan of Townhomes of Fredericksburg, as shown on plat of record in Plat Book 9700, Page(s) 953 and 954, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Charles W. Woodcock and wife, Mary E. Woodcock by Warranty Deed from Pulte Homes Tennessee Limited, of record in Instrument No. 200001250008264, Register's Office for Davidson County, Tennessee, dated January 21, 2000 and recorded on January 26, 2000.

Subject to all Easements and Restrictions of record.

THIS IS _XX_ IMPROVED ___UNIMPROVED PROPERTY KNOWN AS 601 Old Hickory Boulevard, Brentwood, TN 37027-4694.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

BILL GARRETT, Davidson County
Trans:T20160026327 DEEDWARR
Recvd: 04/01/16 09:27 2 pgs
Fees:13.00 Taxes:917.60
20160401-0030847

CW
MEW

Witness my hand this the 18th day of March, 2016.

Charles W. Woodcock

Mary E. Woodcock

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Charles W. Woodcock and Mary E. Woodcock, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of March, 2016.

My commission expires:

1/5/17

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY