BILL GARRETT, Davidson County
Trans:T20160079747 DEEDWARR
Recvd: 09/12/16 14:06 2 pgs
Fees:13.00 Taxes:851.00
20160912-0095719

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $230,000.00

Affiant

Subscribed and sworn to before me, this 26th day of August, 2016.

Notary Public
My commission expires: 8-5-18

ERIN KIROUAC
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of New Owner:	Send Tax Bills to:	Tax Information
The MC2 Group Inc. 1707 Martin Street Nashville, TN 37203-5528	New Owner	105-11-0-095.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Helen Woodard,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **The MC2 Group Inc., a Tennessee Corporation,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Arlyne Heights of record in Plat Book 1424, Page 128, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 5 fronts 71 feet on the Westerly side of Martin Street and runs back between parallel lines 156 feet to a dead line on which it measures 71 feet.

Being the same property conveyed to George C. Woodard and wife, Helen B. Woodard by Warranty deed from Charlie P. Moser and wife, Nannie A. Moser of record in Book 4911, page 820, Register's Office for Davidson County, Tennessee, dated May 7, 1975 and recorded on May 12, 1975. (Value or consideration shown in aforementioned deed $18,850.00.) Being also known as 1707 Martin Street Nashville, Tennessee 372035528.
George C Woodard having passed away Leaving Helen Woodard sole owner.
This property is improved property known as 1707 Martin Street, Nashville, TN, 37203-5528

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 my hand this the 26th day of August, 2016.

Helen Woodard

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Helen Woodard** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 26th day of August, 2016.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 5/30/2017

FILE NO: 2016084704