PREPARED BY (AND RETURN TO):

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Christy Wilkins Ivey

*Percy Wilkins, Jr. (retired)*

BILL GARRETT, Davidson County
Trans:T20160087168 DEEDWARR
Recvd: 10/04/16 11:38 2 pgs
Fees:13.00 Taxes:1313.50
20161004-0104511

W & I Ref: (RF) Title No.: 58597
Dav. Co. File: Box 8

| **ADDRESS NEW OWNER:** | **RESPONSIBLE FOR TAX PAYMENT:** |
|---|---|
| Jade Mayer<br>Juliet Mayer<br>9610 South Harpeth Road<br>Nashville, TN 37221 | new owner |

**TAX MAP PARCEL NUMBERS:** 16800002100

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$355,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephen E. Golgata, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Juliet Mayer and Jade Mayer, wife and husband**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of John B. Davis property of record in Book 4715, page 11, Register's Offic for said County to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stephen E. Golgata by Warranty Deed from Fredonia P. Davis, dated January 30, 2007 and recorded on February 2, 2007 of record in Instrument No. 20070202-0014178, Register's Office for Davidson County, Tennessee.

Catherine R. Golgata, spouse of Stephen E. Golgata joins in this conveyance solely to convey any and all marital interest she may have in the above-described property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2016, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4715, page 11, said Register's Office, which Plan shows a 75 foot minimum building setback line from South Harpeth Road. Restrictions of record in Book 2745, page 551.

**This is improved property, known as 9610 South Harpeth Road, Nashville, TN 37221**

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 30th day of September, 2016.

**Stephen E. Golgata**

**Catherine R. Golgata**

**State of** Tennessee

**County of** Davidson

On this 30th day of September, 2016, before me the undersigned authority, personally appeared Stephen E. Golgata and Catherine R. Golgata, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

Notary

**State of** Tennessee

**County of** Davidson

**AFFIDAVIT**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $355,000.00.

Affiant

Sworn and subscribed before me this 30th day of September, 2016.

My Commission Expires: 10/18/16

Notary

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY