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

BILL GARRETT, Davidson County
Trans: T20160088368 DEEDWARR
Recvd: 10/06/16 15:59 2 pgs
Fees: 13.00 Taxes: 740.00
20161006-0106084

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $200,000.00.

Affiant

JONNA L. HALL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Subscribed and sworn before me this the 6th day of October, 2016.

Notary Public
My commission expires: 10-14-2019

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Nancy D. Brock	Nancy D. Brock	119-11-0-065.00
26 Lexington Green	26 Lexington Green	
Nashville, TN 37215	Nashville, TN 37215	

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, ASHLEY B. SPILKER AND JOSHUA A. SPILKER, WIFE AND HUSBAND, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to NANCY D. BROCK, 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. 77 on the Plan of Mashburn Heights of record in Plat Book 1835, Page 1, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Ashley B. Spilker, a married person, and Joshua A. Spilker, a married person by Warranty deed from Ginger Marie Leger Hitts, f/k/a Ginger Marie Leger, married of record in Instrument No. 20101018-0083320 Register's Office for Davidson County, Tennessee, dated October 15, 2010 and recorded on October 18, 2010.

Being also known as 2608 Live Oak Rd Nashville, Tennessee 372105428.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2608 Live Oak Rd, Nashville, TN 37210-5428.

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.

Witness my hand this the 6th day of October, 2016.

Ashley B. Spilker

Joshua A. Spilker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ashley B. Spilker and Joshua A. Spilker, 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 6th day of October, 2016.

My commission expires: 9/10/18

Notary Public

