File Box 8

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160090080 DEEDWARR
Recvd: 10/12/16 14:42 2 pgs
Fees:13.00 Taxes:2965.55
20161012-0108004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $801,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF OCTOBER, 2016.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DEBBIE MANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY MY COMMISSION EXPIRES OCTOBER 13, 2018

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, 2323 21st Avenue, S., Ste. 502, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Gooch, Trustee	SAME	116-08-0-036.00
(NAME)	(NAME)	
150 Third Avenue, S., Ste. 2800		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37201		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, LISA ZAGER, UNMARRIED, F/K/A LISA E. MCDANIEL, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES GOOCH, TRUSTEE OF THE VLP TRUST NOMINEE TRUST AGREEMENT, HEREINAFTER CALLED THE GRANTEE, HIS SUCCESSORS AND/OR ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of a Re-Subdivision of Lots 29-34, inclusive, and Lots 49-54; inclusive, in the Kenner Manor Land Company Second Subdivision, of record in Book 547, page 134, in the Register's Office for Davidson County, Tennessee, and that part of the 10 foot strip lying immediately in the rear of said Lot No. 8 and described according to a survey made by Parrish Engineers, Inc., dated August 4, 1966, as follows:

Said Lot No. 8 and that part of said strip fronts 75 feet on the north side of Woodmont Circle, formerly Kenner Avenue, and extends back 345 (355 feet according to plat) feet on the west line and 355 feet on the east line along the west margin of a 10 foot Reserved Strip, to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to LISA E. MCDANIEL, UNMARRIED, by deed from KENNETH MAINLAND LARISH AND WIFE, TRISTAN STEVENSON LARISH, of record in Instrument No. 20110623-0048363, dated June 20, 2011, said Register's Office.

This conveyance is subject to: 2016 property taxes which due and payable but not yet delinquent; all matters appearing on the Plan of a Re-Subdivision of Lots 29-34, inclusive, and Lots 49-54; inclusive, in the Kenner Manor Land Company Second Subdivision, of record in Book 547, page 134, Register's Office for said County; and any and all easements and restrictions of record.

unimproved ☐

This is improved ☒ property, known as 220 Woodmont Circle, Nashville, TN 37215

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 our hands this 3rd day of October, 2016.

Lisa Zager, f/k/a Lisa E. McDaniel

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LISA ZAGER, F/K/A LISA E. MCDANIEL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 9:30am, this 3rd day of October, 2016.

Notary Public

PAUL F. SOPER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/6/18