WARRANTY DEED

CONVEYANCE TO THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE- EXEMPT

Davidson County DEEDWARR
Recvd: 10/19/16 14:28 3 pgs
Fees:17.00 Taxes:0.00
20161019-0110644

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Community Title Co., L.L.C.
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #s
The Metropolitan Government of Nashville and Davidson County, Tennessee	EXEMPT	09208010700 & 09208010600

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Pamela Jo Gunter-Smith, a married woman, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto The Metropolitan Government of Nashville and Davidson County, Tennessee, hereinafter called **"GRANTEE,"** its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

Tract I:

Land in Davidson County, Tennessee, being Lot No. 46 on the Plan of John R. Hudson's Addition, as of record in Book 21, Page 136, Register's Office for said County. Said Lot No. 46 fronts 57 feet on the Southerly side of Jo Johnston Avenue, formerly Line Street, and runs back between parallel lines with the Westerly margin of Hudson Street, 160 feet to an alley.

Tract II:

Being Lot No. 45 in Jno R. Hudson's Addition to Nashville, a plan which is of record in Book 21, Page 136, Register's Office for said County.

Said Lot No. 45 fronts 50 feet on the Southerly side of Jo Johnston Avenue; and runs back between parallel lines, 160 feet to an alley.

Being the same property conveyed to Pamela Jo Gunter-Smith by Quitclaim Deed from William Gunter and Sons, Inc., a Tennessee Corporation, recorded on the 8th day of May, 2015 in Instrument No. 20150508-0042354, in the Register's Office of Davidson County, Tennessee.

J. Lawrence Smith, husband of Pamela-Gunter Smith, joins in this conveyance for the purpose of conveying any interest he might have in the aforedescribed properties. The subject property is not the usual place of residence of the Grantor.

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, its successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that she is 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; and GRANTOR does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 on October 18, 2016.

Pamela Jo Gunter-Smith

Pamela Jo Gunter-Smith

J. Lawrence Smith

STATE OF Pennsylvania)
COUNTY OF York)

On this 18th day of October, 2016, before me, the undersigned Notary Public, personally appeared Pamela Gunter-Smith, known to me (or proved to me on the basis of satisfactory evidence), to be the person herein described, and who acknowledged that she executed the foregoing instrument as her free act and deed for the purposes therein contained.

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

Cynthia E. Reisinger

Notary Public
My Commission Expires: September 20, 2019

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Cynthia E. Reisinger, Notary Public
Spring Garden Twp., York County
My Commission Expires Sept. 20, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

STATE OF)
COUNTY OF)

On this 18th day of October, 2016, before me, the undersigned Notary Public, personally appeared J. Lawrence Smith, known to me (or proved to me on the basis of satisfactory evidence), to be the person herein described, and who acknowledged that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

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

Cynthia E. Reisinger

Notary Public
My Commission Expires: September 20, 2019

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Cynthia E. Reisinger, Notary Public
Spring Garden Twp., York County
My Commission Expires Sept. 20, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Dianne R. Sims, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

DIANNE R. SIMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 9-11-17