BILL GARRETT, Davidson County
Trans: T20160095542 DEEDWARR
Recvd: 10/28/16 14:09 2 pgs
Fees: 13.00 Taxes: 1147.00
20161028-0114220

Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN168186

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $310,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of October, 2016.

NOTARY PUBLIC

My commission expires: 1-8-19

BENTON SMITH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 1-8-19

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wildwood V, LLC 108 Mayberry Court Franklin, TN 37064	New Owner	105 13 0 281.00

FOR AND IN CONSIDERATION of the sum of Three Hundred Ten Thousand and 00/100 Dollars ($310,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **RONALD B. WEBB AND WIFE, ANNA MARIE WEBB**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **WILDWOOD V, LLC**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being the 40 1/2 feet of the westerly 100 feet of Lot No. 92 on the Map of Waverly Land Company's Plan of Lots called "Waverly Place" as of record in Book 57, page 95, Register's Office for said County. Said part of Lot fronts 40 1/2 feet on the southerly side of Douglas Avenue and runs back between parallel lines 165 feet to the north line of Lot No. 91

Being the same property conveyed to Ronald B. Webb and wife, Anna Marie Webb, by Warranty Deed from Cora Mai Potter Bledsoe and Doris Patton, both unmarried, dated 10/29/2013, recorded 11/2/1993, of record in Book 9135, Page 964, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 927 South Douglas Avenue, Nashville, TN 37204, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 27th day of October, 2016.

Ronald B. Webb

RONALD B. WEBB

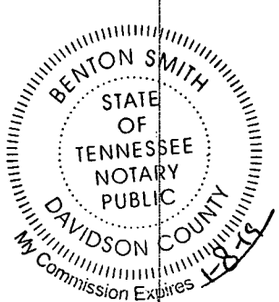
Anna Marie Webb

ANNA MARIE WEBB

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Ronald B. Webb and wife, Anna Marie Webb, 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 seal, this the 27th day of October, 2016.



Notary Public

Benton Smith

Printed Notary Name

My commission expires: 1-8-19