Davidson County DEEDWARR
Recvd: 11/03/16 15:50 3 pgs
Fees:18.00 Taxes:666.00
20161103-0116711

MIRANDA R. CABRERA
Notary Public
STATE OF TEXAS
My Comm. Exp. 08-10-19

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF ~~Davidson~~ Tarrant

The actual consideration or value, whichever is greater, for this transfer is $180,000.00

Affiant

Subscribed and sworn to before me, this 25th day of October, 2016.

Notary Public

My commission expires: 8/10/19

**THIS INSTRUMENT WAS PREPARED BY**
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **Grace Angarole** | **NEW OWNER** | **117150A19600CO** |
| **1900 Richard Jones Road Unit W-4** | **SAME** | |
| **Nashville, TN 37215** | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**David Vincent Wigle and Neil Wigle and Sherry L. Bragan and Marilyn Morgan**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Grace Angarole, unmarried woman**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND 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 Unit No. W-4, Green Hills Terrace Condominiums, established by Master Deed of record in Book 5304, Page 702, as amended in Book 7841, Page 557, and as shown on the Plan of Hill Hills Terrace of record in Book 5200, Page 64, Register's Office of said County, to which reference is hereby made for a more particular description.

Being the same property conveyed to Neil H. Barker, Jr. by deed from Imogene Nixon dated 5/12/86 of record in Book 6855, Page 871, Register's Office of Davidson County, Tennessee. Neil H. Barker, Jr. died intestate on 7/17/15. Reference made In Re: Estate of Neil H. Barker, Jr., No. 15P1361, Seventh Circuit Court for Davidson County, Tennessee. Further reference made to Affidavits of Heirship being recorded simultaneously herewith.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 1900 Richard Jones Road Unit W-4, Nashville, TN 37215.

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 in 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 my/our hand(s) this 25th day of October, 2016.

David Vincent Wigle

**David Vincent Wigle**

Neil Wigle By: David Vincent Wigle Attorney in Fact

**Neil Wigle**
**By: David Vincent Wigle**
**Attorney in Fact**

Sherry L Bragan By: David Vincent Wigle Attorney in Fact

**Sherry L. Bragan**
**By: David Vincent Wigle**
**Attorney in fact**

Marilyn Morgan By: David Vincent Wigle Attorney in Fact

**Marilyn Morgan**
**By: David Vincent Wigle**
**Attorney in Fact**

**STATE OF** TX
**COUNTY OF** Tarrant

Personally appeared before me, a Notary Public of said County and State, **David Vincent Wigle ,** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of October, 2016.

MIRANDA R. CABRERA
Notary Public
STATE OF TEXAS
My Comm. Exp. 08-10-19

Notary Public

My Commission Expires: 8/10/19

**STATE OF** TX
**COUNTY OF** Tarrant

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named **David Vincent Wigle** to me known to be the person who executed the foregoing instrument on behalf of **Neil Wigle, Sherry L. Bragan and Marilyn Morgan** as their Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said **Neil Wigle, Sherry L. Bragan and Marilyn Morgan.**

Witness my hand, at office, this 25th day of October, 2016.

MIRANDA R. CABRERA
Notary Public
STATE OF TEXAS
My Comm. Exp. 08-10-19

Notary Public

My Commission Expires: 8/10/19

**SIGNATURE TITLE SERVICES, LLC**
**Privacy Policy Notice**

# True Copy Certification

I, KRISTEN TRAINI, 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 SUMNER

Personally appeared before me, DARLENE K. SUHRBIER, a notary public for this county and state, KRISTEN TRAINI who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-27-2019
Notary' Seal (if on paper)

