WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER **$90,500.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 29 DAY OF December 2016

Notary Public

MY COMMISSION EXPIRES: 5-6-19

(AFFIX SEAL)

SHANNON PHILBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires 5-6-2019

BILL GARRETT, Davidson County
Trans:T20160115193 DEEDWARR
Recvd: 12/30/16 14:25 2 pgs
Fees:13.00 Taxes:334.85
20161230-0137562

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
301 S. Perimeter Park Dr., Suite 100
Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP - PARCEL NO(S)
Melva E. Black	Reliant Bank	081-07-0-100.00
(Name)	(Name)	
3040 Chateau Valley Drive	1736 Carothers Parkway Suite 100	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **HAROLD D TAYLOR AND WIFE, DORLINE M TAYLOR** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MELVA E. BLACK, UNMARRIED WOMAN,** HEREINAFTER CALLED THE GRANTEE(S), 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 the Southerly 33 feet of Lot No. 7, as shown on the map entitled Ira Crandal's Subdivision, of record in Plat Book 17, Page 297, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said southerly part of Lot No. 7 fronts 33 feet on the westerly side of 12th Avenue North, formerly Sangster Street, and runs back between parallel lines 140 feet to the center of an alley.

Being the same property conveyed to HAROLD D. TAYLOR AND WIFE, DORLINE M. TAYLOR, by deed from MILDRED E. KIRKPATRICK KING, MARRIED, of record in Instrument No. 20030723-0103263, corrected in Instrument No. 20030521-0069166, dated May 13, 2003, said Register's Office.

This is improved property known as 2013 12th Avenue North, Nashville, TN 37208

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.

Executed by my hand this 29 Day of December 2016.

Harold D Taylor

Dorline M Taylor

STATE OF Tennessee

County OF Davidson

I, Maxine J. Rucker, a Notary Public for the County of Davidson and State of Tennessee, do hereby certify that Harold D. Taylor and Dorline M. Taylor personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 29th of December, 2016.

Notary Public

My Commission Expires: _____

MAXINE J. RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020

Please return to
Logos Realty Closing Services Inc.
301 S. Perimeter Park Dr., Suite 100
Nashville, TN 37201