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| THIS INSTRUMENT BY:<br><br>WILLIAM TIMOTHY HILL<br>201 4th AVENUE NORTH,<br>SUITE 1800<br>NASHVILLE, TENNESSEE 37219 | STATE OF TENNESSEE )<br>COUNTY OF Davidson<br>The actual consideration or value, whichever is greater, for this transfer is $189,000.00.<br><br>Affiant<br><br>Subscribed and sworn to before me, this the 6th day of March, 2017<br><br>Notary Public<br><br>My Commission Expires: |

CHARLOTTE E. HERRING NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires SEPT. 11, 2017

BILL GARRETT, Davidson County
Trans: T20170019560 DEEDWARR
Recvd: 03/07/17 12:08 2 pgs
Fees: 13.00 Taxes: 699.30
20170307-0022466

# WARRANTY DEED

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| KENNETH STEPHEN SPENCE, ET UX DEBORAH GAIL SPENCE<br>6525 UPTON LN<br>NASHVILLE, TN 37209 | KENNETH STEPHEN SPENCE, ET UX DEBORAH GAIL SPENCE<br>6525 UPTON LN<br>NASHVILLE, TN 37209 | 090-12-0243.00 |

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, Grantor, **SUSAN DIANE OWEN, ADMINISTRATRIX FOR THE ESTATE OF GAYNELL RUCKER CART,** by these presents does hereby sell and convey unto **KENNETH STEPHEN SPENCE, ET UX DEBORAH GAIL SPENCE**, their heirs and assigns, all right, title and interest to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 24, on the plan of Westboro, Section 5, as of record in Book 3300, page 3, Register's office for said county.

Said Lot No. 24 fronts 30 feet on the southerly side of Freedom Place, and extends back between lines, 142.4 feet on the easterly line, and 106.2 feet on the westerly line, to a line in the rear which it measures 137.2 feet thereon.

Being the same property conveyed to Gilbert Cart and wife, Gaynell L. Cart by deed from Mamie H. Ligon, a widow, being of record at Book 4282, page 44, Register's Office of Davidson County, Tennessee

This is improved property known as 622 Freedom Place, Nashville, Tennessee 37209.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, their heirs and assigns, forever and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs and assigns, against the lawful claims of all persons whosoever, whenever used, the singular number shall include the plural, the plural the singular, and the sue of any gender shall be applicable to all genders.

WITNESS my hand this 3rd day of March, 2017.

Susan Diane Owen

**SUSAN DIANE OWEN, ADMINISTRATRIX FOR THE ESTATE OF GAYNELL RUCKER CART**

STATE OF TENNESSEE)
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **SUSAN DIANE OWEN, ADMINISTRATRIX FOR THE ESTATE OF GAYNELL RUCKER CART,** the bargainor, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of March, 2017.

WILLIAM TIMOTHY HILL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

Notary Public

My Commission Expires: