Davidson County DEEDWARR
Recvd: 07/03/17 14:38 3 pgs
Fees:18.00 Taxes:740.00

20170703-0066931

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $200,000.00.

Affiant

JOSEPH WHITE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires

Subscribed and sworn to before me, this 3rd day of July, 2017.

Notary Public
My commission expires: 5-15-2021

02-1706-50232

Address of New Owner:	Send Tax Bills to:	Tax Information:
Olympus Development, LLC	Olympus Development, LLC	094-16-0-027.00
0 Spence Court	800 Anna Court	
Nashville TN 37210	Greenbrier, TN 37073	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **John Sneed Jones, Trustee of The Jones Living Trust u/a/d November 19, 1998**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Olympus Development, LLC, a Tennessee limited liability company**, hereinafter called the Grantees, their successors 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 part of the undeveloped portion of property shown on the Plan of Spence Circle, of record in Book 1424, Page 62, Register's Office for said County, and being more particularly described as follows, to wit:

Beginning at a point 210 feet South 86° East of the northeasterly margin of Lot 27 shown on the said plan in Book 1424, Page 62, said point being the northeasterly corner of Lot No. 30 shown on the Plan of Spence Circle, First Addition, of record in Book 1835, Page 43, said Register's Office; thence South 2° 7' West 233.84 feet, along the easterly line of said Lot No. 30, to the Southeast corner of said Lot No. 30; thence southwardly 50 feet, more or less, across Spence court to the northeasterly corner of Lot No. 31 on the said plan of record in Book 1835, Page 431; thence South 2° 7' West 159 feet, along the easterly line of said Lot No. 31, to the Southeast corner of said Lot No. 31; thence North 86° 34' West 70 feet, along the southerly line of said Lot No. 31, to the Southwest corner of said Lot No. 31, being also the Southeast corner of Lot No. 17 on the plan in Book 1424, Page 62; thence South 2° 5' West 145 feet, along the westerly lines of Lot Nos. 18 and 19 on the Plan of record in Book 1424, Page 62, to the Southeast corner of said Lot No. 19, being also the Northwest corner of Lot No. 32 on the Plan of Spence Circle, Section Two, of record in Book 1835, Page 46; thence South 85° 30' 28" East 246.39 feet, along the northerly lines of Lot Nos. 32, 33, 34 and 35 on the plan in Book 1835, Page 46, to the northeasterly corner of said Lot No. 35; thence North 3° 44' East 418.08 feet to a point; thence South 87° 13' East 214.16 feet to a point; thence North 13° 54' West 180.68 feet to a point; thence North 86° 35' West 348.8 feet to the point of beginning.

Being the same property conveyed to John H. Woodall, Jr. by Quitclaim Deed from Lillian Lorene Woodall, dated May 5, 2003, recorded May 8, 2003, of record in Instrument No. 20030508-0062244, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to John Sneed Jones, Trustee of The Jones Living Trust u/a/d November 19, 1998 by deed from John H. Woodall, Jr.,

dated November 11, 2015, recorded November 12, 2015, of record in Instrument No. 20151112-0114805, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 0 Spence Court, Nashville, TN 37210.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 3rd day of July, 2017.

Jones Living Trust

BY: _____
John Sneed Jones, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named John Sneed Jones, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is Trustee of the Jones Living Trust and as such Trustee, he is authorized to execute this instrument on behalf of said Trust.

Witness my hand in Brentwood, TN, this 3rd day of July, 2017.

_____
Notary Public

My Commission expires: 8/11/20

JULIE DYESS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

True Copy Certification

I, Lavinia Tribble, 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 Williamson

Personally appeared before me, Joseph White, a notary public for this county and state, Lavinia Tribble 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: 5-15-2021

{Notary Seal}

