Return to:

Concord Title
3000 Meridian Blvd Suite 140
Franklin, TN 37067

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans: T20170058728 DEEDWARR
Recvd: 07/10/17 13:57 2 pgs
Fees: 13.00 Taxes: 889.85
20170710-0069161

ADDRESS NEW OWNER:
Casey Anne Cuba
8600 Gauphin Pl
Nashville, Tennessee 37211

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Churchill Mortgage
761 Old Hickory Blvd.
Brentwood, TN 37027

MAP	**173-09**
GROUP	**A**
PARCEL	**254.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Summer Hoffman Curry, married,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Casey Anne Cuba, single woman,** hereinafter called the GRANTEE, her 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 Lot No. 195 on the Plan of Lenox Village, Phase "E", as shown by plat and survey of record in Instrument No. 20040109-0003952, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Summer Hoffman, an unmarried person by deed dated August 20, 2012 from Sheri Ferguson, an unmarried woman of record in Instrument no. 20120829-0077955, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2017 and subsequent years.

This is **improved** property known as **8600 Gauphin Pl, Nashville, Tennessee 37211.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 our hands this the **6th** day of **July, 2017.**

Summer Hoffman Curry

Richard Curry

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Summer Hoffman Curry and Richard Curry**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 6th day of July, 2017.

Mary Joe Hartz
NOTARY PUBLIC

My Commission Expires: 9/7/2020

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: SEPTEMBER 7, 2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $240,500.00.

AFFIANT

Subscribed and sworn to before me on this 6th day of July, 2017.

NOTARY PUBLIC
My Commission Epires:

NICK HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires April 29, 2018