PREPARED BY & RETURN TO:

1ST QUALITY TITLE, LLC
661 LONE OAK ROAD
MT. JULIET, TN 37122

BILL GARRETT, Davidson County
Trans:T20170063192 DEEDWARR
Recvd: 07/24/17 12:25 2 pgs
Fees:13.00 Taxes:851.00
20170724-0074547

# WARRANTY DEED

**FOR AND IN CONSIDERATION the sum of ONE DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, Carnell Jackson has this day bargained and sold and does hereby transfer and convey unto Mack Props, LLC, A Tennessee Limited Liability Company, its successors and assigns, forever, that certain parcel of real estate located in Davidson County, the state of Tennessee, and being described as follows, to-wit:**

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Sherwood Subdivision, 1st Addition, as of record in Book 1835, Page 23, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carnell Jackson and wife, Lillie Jackson, by Warranty Deed from Clifford D. Brown and Jennifer C. Brown, dated 06/30/86, of record in Record Book 6913, Page 668, Register's Office for Davidson County, Tennessee. Lillie Jackson having since died, leaving Carnell Jackson as surviving tenant by the entirety.

This is improved property known as 1802 Tammany Drive, Nashville, Tennessee 37216

**TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Mack Props, LLC, A Tennessee Limited Liability Company, its successors and assigns, forever.**

**The undersigned covenants with the said Grantee that it is lawfully seized and possessed of said parcel of real estate and that it has a good right to convey the same and that it is unencumbered, except as otherwise herein set out, and except for the lien of the current years taxes.**

**The undersigned further covenants and binds itself, its successors and assigns, to forever warrant and defend the title to said real estate to the Grantee, its successors and assigns, against the lawful claims of all person, whomsoever.**

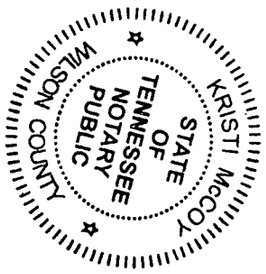
**WITNESS OUR HANDS THIS THE 17th day of July, 2017.**

**Carnell Jackson**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

**Before me, the undersigned, a Notary Public in and for the state and county mentioned, personally appeared Carnell Jackson with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the within named bargainor(s), executed the foregoing instrument for the purposes therein contained.**

**Witness my hand this 17th day of July, 2017.**




Kristi McCoy
**NOTARY PUBLIC**
**MY COMMISSION EXPIRES** 3/27/19

## AFFIDAVIT

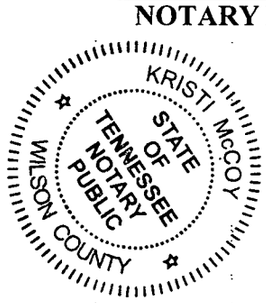
**I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $230,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.**

X _____
**Affiant**

**Subscribed and sworn to before me this 17th day of July, 2017.**

Kristi McCoy
**NOTARY PUBLIC**

**My Commission Expires:** 3/27/19




**Map & Parcel No.: 072-12-0-217.00**

**Name and address of new owner:**
**Send tax bills to:**
**Mack Props, LLC, A Tennessee Limited Liability Company**
**230 Govornors Way**
**Brentwood, TN 37027**