PREPARED BY (AND RETURN TO):

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20170071136 DEEDWARR
Recvd: 08/16/17 13:08 2 pgs
Fees:13.00 Taxes:2312.50
20170816-0084151

W & I Ref: (RF) Title No.: 59134
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Katherine Reall Anthony Reall 906 Estes Road Nashville, TN 37215	New Owner

TAX MAP PARCEL NUMBERS: 11608012800

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$625,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Carol P. Robinson, as surviving tenant by the entirety**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Katherine Reall and Anthony Reall, wife and husband,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Woodmont Park Subdivision of record in Book 547, page 148, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John Price Robinson and wife, Carol P. Robinson by Warranty Deed from Victor Sheshunoff, Trustee of the Will of Betty Smith Ewing, Wendell Ewing Sheshunoff, Will Ross Austin, Jr., Andrew C. Austin and Betty Austin Ross Nixon, being the children of Wendell Ewing, Austin Ewing at the time of her death, dated April 18, 1969, recorded May 13, 1969, of record in Book 4332, page 522, Register's Office for Davidson County, Tennessee. The said John Price Robinson has since died.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2017, and subsequent years; All Matters shown on The Plan, with Owner's Certificate, of record in Book 547, page 198, said Register's Office.

This is improved property, known as 906 Estes Road, Nashville, TN 37215

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of August, 2017.

Carol P Robinson

Carol P. Robinson

State of Tennessee

County of Davidson

On this 15th day of August, 2017, before me the undersigned authority, personally appeared Carol P. Robinson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $625,000.00.

Affiant

Sworn and subscribed before me this 15th day of August, 2017.

Notary

My Commission Expires: 8/17/19

RENNA ANN WALTERS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY