WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170071172 DEEDWARR
Recvd: 08/16/17 13:58 2 pgs
Fees:13.00 Taxes:3422.50
20170816-0084221

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $925,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of August, 2017

Notary Public

MY COMMISSION EXPIRES: 8/15/17

(AFFIX SEAL)

SARAH ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jonathan Scott Wisely	Jonathan Wisely	10509020000
(NAME)	(NAME)	
1009 Acklen Ave.	10716 S. Orange Grove Ave Apt 13	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Los Angeles CA 90019	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jason Bockman,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Jonathan Scott Wisely, Trustee of the Jake Wisely Trust,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being the East 57.8 feet of Lot No. 35 and the West 10 feet of Lot No. 34 on the Map of Waverly Land Company's Plan of Lots called Waverly Place, as of record in Plat Book 57, Pages 94 and 95 of the Register's Office for said County.

Said parts of said lots adjoin and front together 67.8 feet on the southerly side of Acklen Avenue, formerly Prospect Avenue and run back between lines 154 feet more or less to an alley.

Being the same property conveyed to Jason Bockman, by deed of record in Instrument No. 201608008-0082279, Register's Office for Davidson County, Tennessee.

This property has never been used as the Grantors primary residence

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 1009 Acklen Ave., Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hands this 14th day of August, 2017.

Jason Bockman

State of Tennessee
County of Williamson

Personally appeared before me Jason Bockman, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 14th day of August, 2017.

Notary Public
My Commission Expires:

VICTOR HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

File No.: 12375