Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

Bill Garrett Davidson County
Batch# 5301 DEEDWARR
09/27/2017 12:59:22 PM 2 pgs
Fees: $13.00 Taxes: $2,035.00

20170927-0098964

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $550,000.00.

Patricia Green
Affiant

Subscribed and sworn to before me this 22nd day of September, 2017.

Notary Public
My Commission Expires: 3/3/19

KIMBRA SPANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

17-0460

Address of New Owner:	Send Tax Bills to:	Tax Information:
Richard John Curwen and Laura Magliochetti	New Owner	
1101 Grandview Drive		118-13-0-045.00
Nashville, TN 37204		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Douglas M. Wolford, a married man,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Richard John Curwen and Laura Magliochetti, husband and wife

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Map of Section I, Oriental Golf Club Subdivision of record in Plat Book 1424, Page 10, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 63 fronts 75 feet on the southerly margin of Grandview Drive and extends back 201.5 feet on the westerly line and 200 feet on the easterly line to a dead line in the rear measuring 75 feet thereon.

Being the same property conveyed to Douglas M. Wolford, an unmarried man by Warranty deed from James Oliphint McLeod and Shirley Franklin McLeod of record in Instrument No. 20091021-0097446 Register's Office for Davidson County, Tennessee, dated October 20, 2009 and recorded on October 21, 2009.

Colette B. Wolford, wife of Douglas M. Wolford, joins in the execution of this instrument to convey her marital interest, if any, in subject property.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

Being also known as 1101 Grandview Drive Nashville, Tennessee 37204.

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

This is improved property located at **1101 Grandview Drive, Nashville, TN 37204.**

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 our hands this 22nd day of September, 2017.

Douglas M. Wolford

Colette B. Wolford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Douglas M. Wolford and Colette B. Wolford**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 22nd day of September, 2017.

D. SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

D. Shayne Adair, Notary Public
Davidson
My Commission Expires: