Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #17-1344

# WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jonathan A. Davis (incorrectly conveyed as Jonanthan A. Davis) and wife, Rebekah O. Sherling Davis**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Amy M. Skerratt, a single woman,** 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 a certain building site or lot, designated as No. 5-D, and further identified as parcel No. 17 on the property map no. 118--5-A, as shown on the revised plan of St. Martin Square, n/k/a 12 South Towers, P.U.D. as of record in Book 4460, page 186, as amended by amendment of record in Instrument Number 20031107-0163683, Register's Office for said County, to which said plan reference is hereby made for a more complete legal description of said lot.

Being the same property conveyed to Jonathan A. Davis (incorrectly conveyed as Jonanthan A. Davis) and wife, Rebekah O. Sherling Davis by deed from J. Seth Jennings, dated June 15, 2012, of record in Instrument No. 20120620-0054241, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

**This is improved property, known as: 940 Gale Lane #123, 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 Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has 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. 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.

Bill Garrett Davidson County
Batch# 18495 DEEDWARR
10/26/2017 01:03:06 PM 2 pgs
Fees: $13.00 Taxes: $1,265.40
20171026-0109991

WITNESS THE EXECUTION HEREOF this 25th day of October, 2017.

Jonathan A. Davis

Rebekah O. Sherling Davis

State of Tennessee )
County of Davidson)

On this 25th day of October, 2017, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jonathan A. Davis and Rebekah O. Sherling Davis, the bargainor(s), 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.

Notary Public

My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

State of Tennessee )
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 342,000.00.

Affiant

Sworn and subscribed before me on this the 25th day of October, 2017.

Notary Public

My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

NEW OWNER:
Amy Skerratt
940 Gale Lane #123
Nashville, TN 37204

RESPONSIBLE FOR TAX PAYMENT:
NEW OWNER

TAX MAP-PARCEL #:
118-05-0A-017.00