WARRANTY DEED

Bill Garrett Davidson County
Batch# 43559 **DEEDWARR**
01/02/2018 03:08:18 PM 3 pgs
Fees: $18.00 Taxes: $462.50

20180102-0000563

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of December, 2017

Notary Public

MY COMMISSION EXPIRES: October 12, 2019

(AFFIX SEAL)

JOHN B. WADDELL NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Elizabeth G. Stanton	Same as new owner	13301031400
(NAME)	(NAME)	
301 Raymond Street		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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, We, **Archie Frank Potts and wife, and Hollie Whitmore Potts,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Elizabeth G. Stanton, an unmarried woman,** 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:

See Exhibit "A"

Taxes for the year 2017 have been paid, prorated and assumed by the Grantee; all matters as set out on the plan of record.

unimproved ☐

This is improved ☑ property, known as 301 Raymond Street, Nashville, TN 37211
(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 29th day of December, 2017.

Archie Frank Potts

Hollie Whitmore Potts

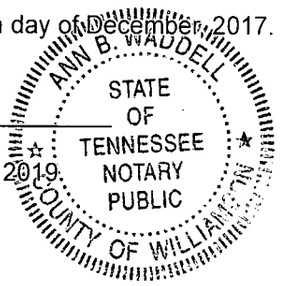
State of Tennessee
County of Davidson

Personally appeared before me Archie Frank Potts and Hollie Whitmore Potts, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 29th day of December, 2017.

A B Waddell

Notary Public Ann B. Waddell
My Commission Expires: October 12, 2019.



File No.: 2017-073

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 2017-073

Being Lot No. 60 on the plan of Sunrise Heights First Addition of record in Book 421, page 2, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Archie Frank Potts and wife, Hollie Whitmore Potts by deed from Erin Murray Jones, a single person, dated 3/25/85, of record in Book 6519, page 800, Register's Office for Davidson County, Tennessee.