THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **245,000.00.** Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF December, 2017. Notary Public MY COMMISSION EXPIRES: 5/18/18 (AFFIX SEAL)

KARA L. WALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/18/18

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stacie Carney	same as owner	MAP & PARCEL
262 Hickorydale Drive		094-12-0-016-00
Nashville, TN 37210		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Gena Jones and Jena Whitehead, Co-Executors of the Estate of Sharon Lea Singleton Ambrose**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Stacie Carney, a single 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:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Clover Nook of record in Plat Book 2900, Page (s) 51 and 52, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Roy E. Whitehead and wife, Sharon S. Whitehead by Warranty deed from Mary S. Stanley, married of record in Book 8122, page 13, Register's Office for Davidson County, Tennessee, dated May 31, 1990 and recorded on June 04, 1990. Order recorded on May 01, 2001 in Instrument No. 20010501-0043936. Being the same property conveyed to Sharon Lea Singleton Ambrose, a married woman by Quitclaim deed from Sharon Lea Singleton Ambrose, f/k/a Sharon Lea Singleton Whitehead, a married woman, now joined by her spouse Randall Neal Ambrose, Sr. of record in Instrument No. 20060601-0064500 Register's Office for Davidson County, Tennessee, dated October 05, 2005 and recorded on June 01, 2006. The said Sharon Singleton Whitehead Ambrose having since died on May 27, 2016, devised said property to her daughters Gena Jones and Jena Whitehead by her Last Will and Testament of record in Docket No. 17P-162, in the Probate Division of the Circuit Court for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **262 Hickorydale Drive, Nashville, TN 37210.**

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.

Bill Garrett Davidson County
Batch# 44469 **DEEDWARR**
01/04/2018 10:54:50 AM 2 pgs
Fees: $13.00 Taxes: $906.50

20180104-0001305

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: WVRES17262

Witness our hands this the 28th day of December, 2017.

The Estate of Sharon Lea Singleton Ambrose

BY: Gena Jones, Co-Executor

Gena Jones, Co-Executor

Gena Jones, Individually

BY: Jena Whitehead, Co-Executor

Jena Whitehead, Individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, personally appeared **Gena Jones and Jena Whitehead, Co-Executors** , with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Co-Executors of the maker, **The Estate of Sharon Lea Singleton Ambrose,,** and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and seal this the 28th day of December, 2017.

My Commission expires 10-7-2019

LUKE KELLUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Gena Jones** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 28th day of December, 2017.

My Commission expires: 10-7-2019

Notary Public

LUKE KELLUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jena Whitehead** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 28th day of December, 2017.

My Commission expires: 10-7-2019

Notary Public

LUKE KELLUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY