Bill Garrett Davidson County
Batch# 46585 DEEDWARR
01/10/2018 11:16:07 AM 2 pgs
Fees: $13.00 Taxes: $669.70
20180110-0003323

This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
BW17678

Send Tax Bills To:

SAME / NEW OWNER

New Owner is:
Dennis L. Morrow
2302 Maplecrest Drive
Nashville, TN 37214

MAP: 084-11-0-210.00
PARCEL:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Joan D. Ostrander, an unmarried individual** , hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Dennis L. Morrow, a single man**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being all of Lot No. 262 on the Plan of Maplecrest, as shown by plat appearing of record in Plat Book 1835, Pages 27-28, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

BEING the same property conveyed to Joan D. Ostrander, an unmarried individual, by Warranty Deed from Juliet D. Amonett and Juliet A. Amonett, as joint tenants with right of survivorship, dated 10/26/12 and recorded 11/8/12 in Instrument Number 20121108-0103084, Register's Office for Davidson County, Tennessee.

See Power of Attorney for Juliet D. Amonett in Instrument Number 20121108-0103083.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 18th day of January, 2018.

GRANTOR:

Joan D Ostrander

Joan D. Ostrander

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Joan D. Ostrander, an unmarried individual**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 18th day of January, 2018.

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Jacqueline G Brown
Notary Public
My Commission Expires: 11-5-18

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $181,000.00.

Affiant

SWORN TO and subscribed before me this 18th day of January, 2018.

Jacqueline G Brown
NOTARY PUBLIC
My commission expires: 11-5-18

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY