Bill Garrett Davidson County
Batch# 64993 DEEDWARR
03/05/2018 10:20:53 AM 2 pgs
Fees: $13.00 Taxes: $1,202.50
20180305-0020362

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Drive, S-290
Brentwood, TN 37027
17-2359

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $325,000.00

Affiant

SUSAN L HEINRICH NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

SUBSCRIBED AND SWORN TO BEFORE ME THIS 28th day of February, 2018

Notary Public
Commission Expires: 9/16/18

Address of New Owner	Send Tax Bills To:	Map & Parcel
Glenn Worf Susan Worf 6008 Deal Ave Nashville, TN 37209	New owner 5180 Pine Hall Rd Nashville, TN 37221	091-09-0-088.00

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, I/WE,

Jerrod Brown, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Glenn Worf and wife, Susan Worf

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:

Lot 12, which is a portion of Lot 42 on the plan of T. M. NALL'S SUBDIVISION OF LOTS 18, 19, 20, B. F. COCKRILL LAND, as shown on plat of record in Plat Book 421, Page 63, in the Register's Office, DAVIDSON County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Said portion of Lot No. 42 fronts 50 feet on the Northerly side of Deal Avenue, and has as its Southeast corner a point 10 feet from common corners of Lots 42 and 43 on Deal Avenue, and as its Southwest corner a point 30 feet from common corners of Lots 41 and 42 on Deal Avenue, and runs back between parallel lines 217.8 feet to a dead line.

Being the same property conveyed to Jerrod Brown, by Warranty Deed from Duane Blevins and wife, Anne Blevins, also known as Kathryn Blevins, of record in Instrument No. 20130318-0026389, in the Register's Office of Davidson County, Tennessee, dated March 15, 2013 and recorded on March 18, 2013.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 6008 Deal Ave, Nashville, TN 37209.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 28th day of February, 2018.

Jerrod Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

Jerrod Brown

with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of February, 2018.

Notary Public

My Commission Expires: 9/10/18

(Notary Seal)

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON