Bill Garrett Davidson County
Batch# 66124 DEEDWARR
03/07/2018 10:50:18 AM 2 pgs
Fees: $13.00 Taxes: $1,333.95
20180307-0021481

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN1810117

Record and Return To:
Limestone Title & Escrow, LLC
3173 South Church Street
Murfreesboro, TN 37127

WARRANTY DEED

TAHIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $360,525.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of February, 2018.

NOTARY PUBLIC

My commission expires: 10-8-2021

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Logan A. Rothschild 709 Collins Trace Court Nashville, TN 37221	New owner	155-08-0-C-193.00 CO

FOR AND IN CONSIDERATION of the sum of Three Hundred Sixty Thousand Five Hundred Twenty Five and 00/100 Dollars ($360,525.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JUDITH PETERSON, A SINGLE WOMAN**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **LOGAN A. ROTHSCHILD, AN UNMARRIED MAN**, hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 193 on the Plan of Poplar Creek Estates, Phase 2 of record in Plat Book 6900, Page(s) 339 through 347, inclusive, 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 Judith Peterson, a single woman, by Warranty Deed from Catherine Lee Sanders McPherson, Trustee of the Richard M. Sanders Trust, dated 1/15/2016, recorded 1/20/2016, of record in Instrument No. 20160120-0005965, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 709 Collins Trace Court, Nashville, TN 37221, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), his heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2018 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 23rd day of February, 2018.

JUDITH PETERSON

STATE OF ~~TENNESSEE~~ Ohio
COUNTY OF ~~DAVIDSON~~ Franklin

Personally appeared before me, a Notary Public, Judith Peterson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 23rd day of February, 2018.

Notary Public

Donna K. Connelly
Printed Notary Name

My commission expires: 7-31-2022

NOTARIAL SEAL
STATE OF OHIO

DONNA K. CONNELLY
Notary Public, State of Ohio
My Commission Expires 07-31-2022