SolmonParks File No. 18-001009-524

Bill Garrett Davidson County
Batch# 75000 DEEDWARR
03/29/2018 03:55:53 PM 2 pgs
Fees: $13.00 Taxes: $3,366.63

20180329-0029719

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $909,900.00.

Affiant

Subscribed and sworn to before me, this 28th day of March, 2018.

Notary Public

My commission expires: November 5, 2019

KEVIN D. MONTGOMERY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Richard Gaw	New owner	145-07-0-054.00
906 Travelers Court		
Nashville, TN 37220		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Kevin W. Rudolf, unmarried and Shonna Drew, unmarried, as joint tenants with right of survivorship

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Richard Gaw, unmarried

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Revised Plan of Inns of Granny White of record in Plat Book 6250, Page 460, as revised in Book 6900, Page 125 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 Kevin W. Rudolf, unmarried and Shonna Drew, unmarried, as joint tenants with right of survivorship by Warranty Deed from Danny J. Haile and wife, Pamela J. Haile of record in Instrument No. 20140505-0037845 Register's Office for Davidson County, Tennessee, dated May 01, 2014 and recorded on May 05, 2014. (Value of consideration shown in aforementioned deed $1,050,000.00.) Being also known as 906 Travelers Court Nashville, Tennessee 37220.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

SP 11/2015

This is improved property known as **906 Travelers Court, Nashville, TN 37220.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 28th day of March, 2018.

Kevin W. Rudolf

Shonna Drew

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Kevin W. Rudolf and Shonna Drew, the bargainor(s), 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 27th ~~28th~~ day of March, 2018.

Notary Public Daisy O'Brien
My Commission Expires: Aug 10, 2020
COMM # FF 985705

DAISY O' BRIEN
Notary Public- State of Florida
Commission # FF 985705
My Comm. Expires Aug 10, 2020
Bonded Through National Notary Assn.

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SP 11/2015