Bill Garrett Davidson County
Batch# 76017 DEEDWARR
04/03/2018 03:13:09 PM 2 pgs
Fees: $13.00 Taxes: $999.00
20180403-0031315

ADDRESS NEW OWNERS and
SEND TAX BILLS:
RON E. NOLLNER and wife,
BEVERLY NOLLNER
103 Hickerson St.
Old Hickory, TN 37138

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
7 -14 - 18.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, WILLIAM F. LEE, JR. and wife, JERI LYNN LEE, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to ~~RON~~ RONALD E. NOLLNER and wife, BEVERLY A. NOLLNER, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

A certain parcel of land in Davidson County, Tennessee, which is described as follows:

Land in Davidson County, Tennessee being Lot No.83 on the plan of Grizzard Manor, Section 4, as of record in Book 4675, Page ~~158~~ 156, of the Register's Office of Davidson County, Tennessee.

Said Lot No. 83 Fronts 130 feet on the easterly side of Graceland Court and runs back 298.8 feet on the southerly line, to a line in the rear, measuring 222.65 feet thereon.

Being the same property conveyed to William Frederick Lee, Jr., and wife, Joyce S. Lee, by Deed from Goodlettsville Development Company, Inc, as of record in Book 5241, Page 180 Register's Office in Davidson County, Tennessee.

Being the same property conveyed to William Frederick Lee, Jr. from Joyce S. Lee as of record in Book 6682, Page 615, said Register's Office.

Further being the same property conveyed to William F. Lee, Jr. and wife, Jeri L. Lee, as of record in Instrument No. 20090506-0041563, said Register's Office.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 916 Graceland Court, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

FERGUSON & BELOTE
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: O-WRES18-916

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 29 day of March, 2018.

WILLIAM F. LEE, JR.

JERI LYNN LEE

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, WILLIAM F. LEE, JR. and wife, JERI LYNN LEE, the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 29 day of March, 2018.

NOTARY PUBLIC

My Commission Expires: 4.19.21

J MIRANDA BELOTE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Davidson

The actual consideration or value, whichever is greater for this transfer is ~~$275,000.00~~ $270,000.00

AFFIANT

Subscribed to and sworn before me, this the 29th day of March, 2018.

NOTARY PUBLIC

My Commission Expires: 07/06/20

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

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