Prepared by:
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Bill Garrett Davidson County
Batch# 76448 **DEEDWARR**
04/05/2018 08:45:31 AM 2 pgs
Fees: $13.00 Taxes: $2,131.20

20180405-0031868

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $576,000.00

Affiant

Subscribed and sworn to before me this 2nd day of April, 2018.

Notary Public
My commission expires: _____

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Mary Kate Jordan 118 17th Avenue North Nashville, TN 37203	new owner	103-12-0-113

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Linda Sue Ayers, an unmarried woman** hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to **Mary Kate Jordan, an unmarried woman,** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 33, Block H, on the Plan of Cherokee Park, as of record in Book 547, Page 175, of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Linda Sue Ayers, a single woman, by Quitclaim Deed from Linda Sue Ayers f/k/a Linda Ayers Williams, a single woman, of record in Instrument No. 20130108-0002285 Register's Office for Davidson County, Tennessee and dated January 2, 2013.

This conveyance is made subject to the following:

1. Plat-All matters appearing on the Plan of Cherokee Park, as of record in Book 547, Page 175, of the Register's Office of Davidson County, Tennessee.

This property is improved property known as 4004 Aberdeen Road, Nashville, TN 37205

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 2nd day of April, 2018.

Linda Sue Ayers

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 2nd day of April, 2018, before me personally appeared Linda Sue Ayers, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 2nd day of April, 2018.

Notary Signature
My commission expires: 2/25/19

