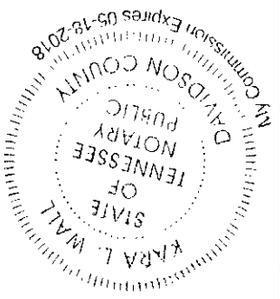
WARRANTY DEED

Bill Garrett Davidson County
Batch# 86703 DEEDWARR
05/01/2018 09:02:31 AM 2 pgs
Fees: $13.00 Taxes: $721.50
20180501-0040817



STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 25th DAY OF April, 2018.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alice Rigsby	new owner	
(NAME)	(NAME)	05015016700
3181 Robwood Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Beverly L Patterson**, unmarried woman, **and Carolyn E Lewis, Executrix of the Estate of Doris J. Perry** , HEREINAFTER CALLED THE GRANTOR(S), HAVE/HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Alice Rigsby, an unmarried woman,** HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 455, on the Plan of Parkwood Estates, Section 3, of record in Book 3300, Page 31, Register's Office for said County.

SAID Lot No. 455 fronts 79.65 feet on the westerly side of Robwood Drive and runs back between lines, being 139.4 feet on the northerly line and 139.2 feet on the southerly line to a line in the rear measuring 79.65 feet thereon.

FOR INFORMATION PURPOSES ONLY: 3181 Robwood Drive, Nashville, TN 37207

Being the same property conveyed to Doris J. Perry and Beverly L. Patterson by virtue of that certain Warranty Deed dated June 20, 1984, and being of record at Book 6325, Page 870 in the Register's Office of Davidson County, Tennessee. Doris J. Perry having since died on October 10, 2017, Carolyn E Lewis joins in this conveyance pursuant to the requirements of her role as Executrix of the Estate.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

This is unimproved _ improved x property, known as 3181 Robwood Dr. Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: W-REES-18-3181

Witness my hand this 25th day of April, 2018.

Beverly L Patterson

Beverly L Patterson

Carolyn E. Lewis

Carolyn E Lewis, Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Beverly L Patterson**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 25th day of April, 2018.

Ashlee D Page

Notary Public

My Commission Expires: 9/10/18



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Carolyn E Lewis, Executrix of the Estate of Doris J. Perry**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 25th day of April, 2018.

Ashlee D Page

Notary Public

My Commission Expires: 9/10/18

