Bill Garrett Davidson County
Batch# 92595 DEEDWARR
05/15/2018 01:00:30 PM 2 pgs
Fees: $13.00 Taxes: $765.90
20180515-0046375

WARRANTY DEED

HALE E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $207,000.00

Affiant

Subscribed and sworn to before me this 10th day of May, 2018

Notary Public
My Commission expires: 7/8/19
(Affix Seal)

THIS INSTRUMENT PREPARED BY

Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
The 5133 Raywood Lane Trust	SAME	161-04-0-083.00
P.O. Box 160772		
Nashville, TN 37216		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Edward S. Parker**, unmarried, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Amanda Dean, as Trustee for The 5133 Raywood Lane Trust**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 36 on the plan of Goodrich Heights Subdivision, of record in Book 2663, page 60, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 36 fronts 91.42 feet on the west side of Raywood Lane and extends back 181.6 feet on the north line and 120 feet on the south line to a dead line in the rear, measuring 83.5 feet thereon.

Being the same property conveyed to Edward S. Parker and wife, Ruth E. Parker, by deed from Olga Gill, unmarried, on July 20, 1999, of record in Book 11582, page 809, Register's Office for Davidson County, Tennessee. The said Ruth E. Parker having since died leaving subject property to Edward S. Parker by right of survivorship.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 2663, page 60, Register's Office Davidson County, Tennessee.

This is improved property known as: **5133 Raywood Lane, Nashville, TN 37211**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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.

WITNESS our hands this May 10, 2018.

Edward S. Parker

Edward S. Parker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Edward S. Parker** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 10, 2018.

My commission expires 12/8/19

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 5-3-2021

JULIE COONE
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.