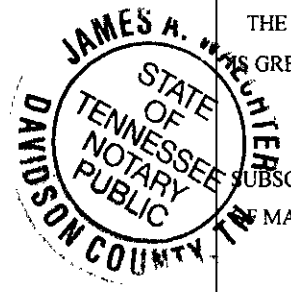
THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027
P18-24588



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 250,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF MAY, 2018.

Notary Public

MY COMMISSION EXPIRES: 1-6-20

(AFFIX SEAL)

Bill Garrett Davidson County
Batch# 94359 DEEDWARR
05/18/2018 11:52:11 AM 2 pgs
Fees: $13.00 Taxes: $925.00

20180518-0047826

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
West Nashville Living, LLC	NEW OWNER	09113020900 AND
700 51st Avenue North		09113021000
Nashville, TN 37209		
(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, I, **Barbara J. Johnson, unmarried,**

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **West Nashville Living, LLC, a Tennessee limited liability company,**

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract 1:

Land in Davidson County, Tennessee, being Lot No. 23, Block A, on the Plan of Crolywood Subdivision, Section I of record in Plat Book 1130, Page 65, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 23 fronts 60 feet on the Westerly side of West Bend Road and extends back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Robert L. Johnson and wife, Barbara C. Johnson by Warranty Deed from James P. Thompson, Jr. and wife, Mary Porterfield Thompson of record in Book 3934, Page 56, Register's Office for Davidson County, Tennessee, dated September 09, 1965 and recorded on September 13, 1965. The said Robert L. Johnson having since died on May 10, 1995, leaving his wife, Barbara C. Johnson as the surviving tenant by the entirety.

Tract 2:

Land in Davidson County, Tennessee, being part of Lot No. 24, Block A, on the Plan of Crolywood Subdivision, Section I of record in Plat Book 1130, Page 65, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of Lot No. 24 fronts 14 feet on its East boundary on the West side of West Bend Drive, running back 156.26 feet on the North line and 150 feet on the South line and is 60 feet across the West boundary.

Being the same property conveyed to Robert L. Johnson and wife Barbara J. Johnson by Warranty Deed from R.V. Perkerson Sr., and wife, Frances Elizabeth Perkerson and J. B. Annam of record in Book 4723, Page 826, Register's Office for Davidson County, Tennessee, dated June 29, 1973 and recorded on June 29, 1973. The said Robert L. Johnson having since died on May 10, 1995, leaving his wife, Barbara C. Johnson as the surviving tenant by the entirety.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **437 West Bend Drive, Nashville, TN 37209 AND** UNIMPROVED. Property known as **439 West Bend Drive, Nashville, TN 37209.**

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.

Witness my hand this the 17th day of May, 2018.

Barbara J. Johnson

Barbara J. Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barbara J. Johnson** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 17th day of May, 2018.

My Commission expires: 1-6-20

Notary Public

JAMES R. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN