(1)

Bill Garrett Davidson County
Batch# 96260 DEEDWARR
05/24/2018 10:09:30 AM 2 pgs
Fees: $13.00 Taxes: $695.60

20180524-0049781

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$188,000.00**

* S.W. Williamson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF MAY, 2018.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: **NOVEMBER 5, 2018**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KEVIN THOMAS	NEW OWNER	**081-15-0-112.00**
(NAME) **1529 21ST AVENUE NORTH**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37208**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN 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, **ARAPAHO INDIAN TRUST, S.W. WILLIAMSON, AS TRUSTEE,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KEVIN THOMAS,** Married, HEREINAFTER CALLED THE GRANTEE, HIS 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. 32, on the map of S. A. Champion's Subdivision, of record in Book 161, page 132, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 32 fronts 50 feet on the westerly side of 21st Avenue North and runs back between parallel lines, 154.1 feet to an alley.

Being the same property conveyed to ARAPAHO INDIAN TRUST, S.W. WILLIAMSON, AS TRUSTEE, by deed from DELORES WRIGHT, of record in Instrument No. 20170607-0057045, dated September 11, 2016, said Register's Office.

This conveyance is subject to matters shown on the Plan of record in Book 161, Page 132; and any and all other easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **1529 21ST AVENUE NORTH, NASHVILLE, TN 37208**
(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.

Witness my hand this 22 day of May, 2018.

Arapaho Indian Trust, S.W. Williamson as Trustee

ARAPAHO INDIAN TRUST, S.W. WILLIAMSON, AS TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Arapaho Indian Trust, S.W. Williamson, as Trustee**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 22 day of May, 2018.

My Commission Expires: **November 5, 2018**

Lee A. Cohen

Notary Public

