WARRANTY DEED

Bill Garrett
Batch# 97660
05/29/2018 01:31:22 PM
Fees: $13.00 Taxes: $998.63

Davidson County
DEEDWARR
2 pgs

20180529-0050982

VIRGINIA ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES NOVEMBER 8, 2021

M-VRES-18-221

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $269,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF MAY, 2018.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
James B. Gentry and Leslie I. Gentry Hannah M. Gentry	New Owner	
(NAME)	(NAME)	**148-05-0-067-00**
221 Willow Lane		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **DOUGLAS C. YORK, TRUSTEE OF THE DOUGLAS C. YORK LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF DOUGLAS C. YORK DATED APRIL 7, 2011,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **JAMES B. GENTRY AND LESLIE I. GENTRY, HUSBAND AND WIFE, AND HANNAH M. GENTRY, UNMARRIED, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,** hereinafter called the Grantees, their heirs, successors and assigns, that 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. 38 on the Plan of Hillbrook Section 2 of record in Plat Book 3300, Page 12, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Douglas C. York, Trustee of The Douglas C. York Living Trust, Established by the Revocable Trust Agreement of Douglas C. York Dated April 7, 2011 by Quitclaim deed from Douglas C. York of record in Instrument No. 20171117-0118493 Register's Office for Davidson County, Tennessee, dated November 08, 2017 and recorded on November 17, 2017.

This conveyance is subject to:
- Taxes for the year 2018, a lien not yet due and payable.
- All matters shown on the Plan of record in Plat Book 3300, Page 12, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 3277, Page 482 and Book 3286, Page 375, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **221 Willow Lane, Nashville, Tennessee 37211**.

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; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 24th DAY OF MAY, 2018.

Douglas C. York, Trustee of The Douglas C. York Living Trust, established by the Revocable Trust Agreement of Douglas C. York Dated April 7, 2011

BY: _____ TTEE
Douglas C. York
Trustee

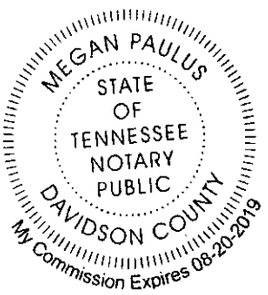
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DOUGLAS C. YORK, TRUSTEE of DOUGLAS C. YORK, TRUSTEE OF THE DOUGLAS C. YORK LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF DOUGLAS C. YORK DATED APRIL 7, 2011, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his free act and deed.

Witness my hand and official seal, this the 24th of May, 2018.

_____
Notary Public

My Commission Expires: 8/20/19
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212