WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $130,000.00.

Affiant

Subscribed and sworn to me on May 29, 2018.

NOTARY PUBLIC

My Commission Expires: 9-16-2020

LISSA GROOM STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Bill Garrett Davidson County
Batch# 100710 DEEDWARR
06/05/2018 01:40:17 PM 3 pgs
Fees: $18.00 Taxes: $481.00

20180605-0053805

THIS INSTRUMENT WAS PREPARED BY:
Todd A. Bricker
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201
Our File #31372

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Kevin Lieske Bernadine Lieske 4505 Cato Road Nashville, TN 37218	Kevin Lieske Bernadine Lieske 1216 Lischey Avenue Nashville, TN 37207	-057-00-0-00-61.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Coryn Woodcock and Joseph Sanacore Sole Heirs at Law of Barbara J. Reynolds, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents does transfer and convey unto Kevin Lieske and Bernadine Lieske, hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Part of Lot No. 1 on the Plan of Robert Cato Farm Subdivision of record in Book 421, Page 85, in the Register's Office for Davidson County, Tennessee, being more particularly described as follows:

Beginning at a spike in the center of Cato Road at the northeast corner of a part of Lot No. 1 conveyed to William Soley Henderson by deed from Sarah Ann Shoak, of record in Book 636, Page 164, said Register's Office, thence with the eastern boundary line of said Henderson property, South 32° West 170 feet to an iron pin; thence South 51° 50' East 214 feet to the center of a 25 foot road as reserved in deed of record in Book 2488, Page 78, said Register's Office; thence with the center of same, North 25° 30' East 274 feet to a spike in the center of said Cato Road; thence with the center of same, North 82° 30' West 200 feet to the point of beginning.

Being the same property conveyed to Barbara J. Reynolds by Special Warranty Deed from US Bank National Association, as Trustee for the Structured Asset Investment Loan Trust, 2005-HE2 of record in Instrument No. 20120404-0028439, Register's Office for Davidson County, Tennessee, dated April 03, 2012 and recorded on April 24, 2012. The said Barbara J. Reynolds also known as Barbara Jo Reynolds having since died on May 19, 2016 leaving Coryn Woodcock and Joseph Sanacore as Sole Heirs at Law by Affidavit of Heirship of record as Instrument No. **20180531-0051877**, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2018 Davidson County taxes which have been prorated by the parties and assumed by the Grantee(s).
2. Subject to all matters shown on the Plan of record in Book 421, Page 85, Register's Office for Davidson County, Tennessee.
3. Easement for Private Roadway along southeasterly line as set forth in Book 2488, Page 78, Register's Office for Davidson County, Tennessee.
4. Joint Roadway Maintenance Agreement in Book 5721, Page 144, Register's Office for Davidson County, Tennessee.

This property is also known as improved property located at 4505 Cato Road, Nashville, TN 37218.

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 GRANTORS does covenant with the said GRANTEES that they 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 GRANTORS does further covenant and bind themselves, their heirs and assigns, 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/our hand(s) this 12 day of March, 2018.

Coryn Woodcock

Joseph Sanacore

STATE OF ID **, COUNTY OF** ADA

On March 12, 2018, before me personally appeared Coryn Woodcock to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal on March 12, 2018.

NOTARY PUBLIC

My Commission Expires:

2/21/24

2018-0336

APURVA PATEL
NOTARY PUBLIC
STATE OF IDAHO

APURVA PATEL
NOTARY PUBLIC
STATE OF IDAHO

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On May 29th, 2018, before me personally appeared Joseph Sanacore to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand and official seal on May 29th, 2018.

NOTARY PUBLIC

My Commission Expires:

