PREPARED BY (AND RETURN TO):

PREPARED BY:
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD TN 37027

RETURNED TO

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey

Percy Wilkins, Jr. (1933-2017)

Bill Garrett Davidson County
Batch# 106749 DEEDWARR
06/20/2018 10:10:44 AM 2 pgs
Fees: $13.00 Taxes: $7,455.50

20180620-0059305

W & I Ref: (DM) Title No.: 59781
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Mark J. Dominik Amy M. Dominik 915 Drew Place Nashville, TN 37205	New Owner

TAX MAP PARCEL NUMBERS: 13010004300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$2,015,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Wiliam H. Edwards, Jr. and Diane P. Edwards, husband and wife,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Mark J. Dominik and Amy M. Dominik, husband and wife,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot Nos. 4, 5, 6, the northerly 46.05 feet of Lot No. 7 and teh northerly part of Lot No. 11 of Block 5 on the Plan of Manors of Belle Meade, as of record in Book 547, page 152, Register's Office for said County, described together as follows:

Beginning at the southwest corner of Forsythe Avenue and Drew Place; thence with the southerly margin of Forsythe Avenue, westerly 225 feet to the northeast corner of Lot No. 3 on said Plan; thence with the line between said Lot Nos. 3, 4, 11 and 12 on said Plan, southwardly 216 feet to a point; thence eastwardly 225 feet to a point on the westerly margin of said Drew Place, said point being 9.95 feet northerly from the common corner of Lot Nos. 7 and 8 on said Plan; thence with the westerly margin of said Drew Place, northwardly 215.95 feet to the beginning.

Being the same property conveyed to William H. Edwards, Jr., and wife, Diane P. Edwards by Warranty Deed from Dewitt C. Thompson, IV and wife, Jacqueline G. Thompson, dated April 25, 1990 and recorded on April 26, 1990 of record in Book 8096, page 835, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2018, and subsequent years; All Matters shown on the Plan, with Owner's Certificate, of record in Book 547, page 152, said Register's Office. And easement for flow of creek over so much of the premises as may lie therein.

This is improved property, known as 915 Drew Place, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 18th day of June, 2018.

Wiliam H. Edwards, Jr.

Diane P. Edwards

State of Tennessee

County of Davidson

On this 18th day of June, 2018, before me the undersigned authority, personally appeared Wiliam H. Edwards, Jr. and Diane P. Edwards, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $2,015,000.00.

Affiant

Sworn and subscribed before me this 18th day of June, 2018.

Notary

My Commission Expires: 3/28/22

KIM MURRAY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY