Bill Garrett Davidson County
Batch# 112372 DEEDWARR
07/03/2018 01:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,128.50
20180703-0064555

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $305,000.00.

Margaret Caroline Cullum 6/29/18
Affiant

Subscribed and sworn to before me, this 29th day of June, 2018.

Mitchell A Watts
Notary Public

My commission expires: 7.19.21

(Notary Stamp) MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
4025 Hillsboro Pike, Suite 601, Nashville, TN 37215

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Margaret Caroline Cullum	NEW OWNER	**083-07-0 220.00**
911 Riverside Drive		
Nashville, TN 37206		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Jessica Butler, married

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Margaret Caroline Cullum, an unmarried woman

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 6 on the Plan of Part One, Hanley Subdivision of record in Plat Book 1424, page 33, 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 Jessica Butler, unmarried, by Warranty Deed from Charles M. Jenkins, unmarried, of record as Instrument No. 20140703-0058886 in the Register's Office for Davidson County, Tennessee; the said Jessica Butler having since married.

Jakob Fann, spouse of Jessica Butler, joins in this conveyance to convey any interest he may have in the subject property, particularly any marital interest.

This is improved property known as 911 Riverside Drive, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on the Plan of Part One, Hanley Subdivision of record in Plat Book 1424, page 33, in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 29th day of June, 2018.

Jessica Butler

Jakob Fann by Jessica Butler, Attorney in Fact

Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF Maury)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Jessica Butler, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained, individually, and being authorized to do so, did execute this instrument as the free act and deed of the said Jakob Fann as his attorney in fact.

Witness my hand and official seal this 29th day of June, 2018.

Notary Public

My Commission Expires: Sept 21, 2021

LINDA GAIL MORRIS STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY

My Commission Expires
September 21, 2021

SolomonParks File No. 18-001218-528

SP 11/2015

TRUE COPY CERTIFICATION

I, MITCHELL A. WATTS, do herby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached documents tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Mitchell A Watts
Signature

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, J Carla Ikard, a notary public for this county and state, Mitchell A Watts who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

J Carla Ikard
Notary

J CARLA IKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires 1-8-19

Notary's Seal