Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON Davidson
The actual consideration or value, whichever is greater, for this transfer is $255,000.00.

Affiant

Subscribed and sworn to before me, this 20th day of July, 2018.

Notary Public
My commission expires: 04/06/20

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-20

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: M-TCH-18-200

Bill Garrett Davidson County
Batch# 119413 DEEDWARR
07/23/2018 03:57:41 PM 2 pgs
Fees: $13.00 Taxes: $943.50

20180723-0071758

Address of New Owner:	Send Tax Bills to:	Tax Information:
Veronica Lee Ferraro 200 Plantation Ct. Nashville TN 37221	new owner	142-05-0-A-060.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Macie Burnett Carder and Margaret Burnett Ikard and Elizabeth Burnett Wood**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Veronica L. Ferraro, unmarried and Victoria A. Ferraro, unmarried, as joint tenants with right of survivorship**, hereinafter called the Grantees, their successors 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 Unit No. J-8, on the plan of River Plantation Condominium Apartments, Section Two, as established by the Master Deed, of record in Book 4661, Page 374, and as shown on the plan of record in Book 4460, Pages 136 and 137, Register's Office for said County, to which reference is hereby made.

Being the same property conveyed to Frances C. Burnett by deed from Julia J. Linebaugh, unmarried, dated November 22, 2005, recorded November 29, 2005, of record in Instrument No. 20051129-0143239, Register's Office for Davidson County, Tennessee. The said Frances C. Burnett having since died on August 10, 2017.

This property was not the principal residence of any Grantor nor their spouses or any of their dependents.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 200 Plantation Ct., Nashville, TN 37221.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 20th day of July, 2018.

Macie Burnett Carder
Macie Burnett Carder

Margaret Burnett Ikard
Margaret Burnett Ikard

Elizabeth Burnett Wood
Elizabeth Burnett Wood

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Macie Burnett Carder, Margaret Burnett Ikard, and Elizabeth Burnett Wood**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 20th day of July, 2018.

Julie Dyess
Notary Public

My Commission expires: 8/11/20

JULIE DYESS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
My Commission Expires 08-11-2020