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Karen Y Johnson Davidson County
Batch# 140780 DEEDWARR
09/14/2018 10:01:25 AM 2 pgs
Fees: $13.00 Taxes: $1,587.30
20180914-0091344

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 180817566**	STATE OF TENNESSEE) COUNTY OF ~~DAVIDSON~~) WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is: $429,000.00. Affiant Subscribed and sworn to before me, this 13th day of September, 2018. Notary Public My Commission Expires: 03-08-21

GEORGETTE R. KENNEDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Holli White 905 Davidson Drive Nashville TN 37205	Send Tax Bills To: F & M BANK 50 FRANKLIN STREET CLARKSVILLE, TN 37040	Tax Information: Tax Parcel ID No. 115-06-0-074.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Alan L. Fagen, married,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Holli White, a single woman,** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 15-A, as shown on the map entitled West Meade Estates Section Six, of record in Plat Book 3300, page 76, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ALAN L. FAGEN and wife, RUTH FAGEN, by deed from WINFRED B. GRISHAM and wife, JANIE K. GRISHAM, of record in Book 5147, page 132 , dated May 12, 1977 , said Register's Office.

Ruth Fagen having since died on May 6th, 2009 leaving Alan L. Fagen as the surviving tenant by the entirety.

Martha Foster joins in this instrument for the purpose of conveying any and all interest in said property, marital or otherwise.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 115-06-0-074.00.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Matters shown on the Plan of record in Plat Book 3300, page 76, said Register's Office.

This is improved property located at 905 Davidson Drive Nashville TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 13th day of September, 2018.

Alan L Fagen

Martha Foster

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Alan L Fagen and Martha Foster, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 13th day of September, 2018.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022