Karen Y Johnson Davidson County
Batch# 145017 DEEDWARR
09/25/2018 12:40:06 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180925-0094918

This Instrument prepared by:
D. Jefferson Herring, Attorney
222 Second Avenue North, Suite 415
Nashville, TN 37201

WARRANTY DEED

Grantor:	**Sarah S. Wood (formerly, Sarah Sheridan Bass)**
Grantee:	**Christopher M. Bass and Charles B. Bass, Trustees of Sarah Wood Trust, established April 17, 2018.**
County:	**Davidson, Tennessee**

Name and Address of New Owner:	**Send Tax Bills To: Same as before**
Christopher M. Bass, Trustee 877 Van Leer Drive Nashville, TN 37220	**Map and Parcel No. (s):** 131-080-06900

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned hereby states that this Warranty Deed conveys property to a revocable living trust, and pursuant to T.C.A. § 67-4-409(a)(3)(F) this conveyance is exempt from transfer tax.

Christopher M. Bass
Trustee

Subscribed and sworn to before me, this **17th day of April, 2018.**

Notary Public
My commission Expires March 10, 2019.

D. JEFFERSON HERRING NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

FOR AND IN CONSIDERATION of ten dollars ($10.00) cash in hand paid and for other good and valuable consideration, the receipt of which is hereby acknowledged, **Sarah S. Wood (formerly, Sarah Sheridan Bass)** ("the Grantor") has this day bargained and sold, and does hereby transfer and convey unto **Christopher M. Bass and Charles B. Bass, Trustees of the Sarah Wood Trust, established April 17, 2018** (together, "the Grantee"), their successors and assigns, the real estate described in Exhibit A, attached hereto (the "Property").

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, their successors and assigns forever.

The Grantor does hereby covenant that she 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 applicable property taxes and as otherwise disclosed on Exhibit A.

The Grantor further covenants and binds herself and her successors and representatives to warrant and forever defend the title to the Property to the Grantee, its successors and assigns, against the claims of all persons.

IN WITNESS WHEREOF, the Grantor has signed this Warranty Deed on this **17th day of April, 2018.**

Sarah S. Wood

Sarah S. Wood
(formerly, Sarah Sheridan Bass)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Sarah S. Wood**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **17th day of April, 2018.**

D. Jefferson Herring

Notary Public

My Commission Expires March 10, 2019.

D. JEFFERSON HERRING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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EXHIBIT A

LAND in the 7th Civil District of Davidson County, Tennessee, a part of a 5.39 acre tract or lot in the Subdivision of the W. G. Hirsig Home Place, said subdivision being known as Zenaida Place, the plan of which is not of record, described except for its back line and the point of said back line's intersection with the easterly line of said lot herein conveyed according to a survey made by George W. Watkins, Surveyor, June 17, 1952, as follows:

BEGINNING in the center of Glendale Lane at a point South 84° 30' east 187.6 feet from the northeast corner of the E. L. Spain property; thence South 3° 30' west 300 feet to a point 224 feet north of the northerly line of the Letitia W. Morgan property; thence on a line at a right angle South 84° 30' east and parallel with Glendale Lane to a point of intersection with the easterly line of the property conveyed to Amy Rose to Ed. E. Thalman and wife, and at said point running with the meanders of Brown's Creek, thence North 0° 38' east approximately 100 feet with said line and continues with the same North 11° 15' east 171 feet north 46° 30' east 65 feet to the center of a bridge, the center of Glendale Lane; thence with the center of said lane 84° 30 ' west 214.4 feet to the point of beginning.

This is improved property known as 1105 Glendale Lane, Nashville, Tennessee.

Being the same property convey to William B. Bass and wife, Sarah Sheridan Bass, from William F. Sheridan, Jr. and wife, Bradford K. Sheridan, by deed of record in Book 5799, page 302, Register's Office for Davidson County, Tennessee. And being the same property conveyed to Sarah Sheridan Bass from William B. Bass, by deed of record in Book 7299, page 509, Register's Office for Davidson County, Tennessee. Sarah Sheridan Bass and Sarah S. Wood are one and the same person.