THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 180817376** Karen Y Johnson Davidson County Batch# 145111 **DEEDWARR** 09/25/2018 02:57:36 PM 2 pgs Fees: $13.00 Taxes: $2,719.50 20180925-0095055	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $735,000. Affiant Subscribed and sworn to before me, this 24th day of September, 2018. Notary Public My Commission Expires: 1/20/19 LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

Address New Owner: Joshua White 775 Greeley Drive Nashville TN 37205	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 102-16-0-024.00

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, **Charles D. Armour and spouse, Linda A Armour, husband and wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Joshua White, an umarried man** ("Grantees"), his 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 No. 239 on the Plan of Hillwood Estates, Section 10 of record in Plat Book 2331, Page (s) 95 and 96, 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 Charles D. Armour and spouse, Linda A. Armour by Warranty deed from Jeffrey Robert Stoltz and Natascha T. Surhart Stoltz, husband and wife of record in Instrument No. 20140305-0018676 Register's Office for Davidson County, Tennessee, dated March 05, 2014 and recorded on March 05, 2014.

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.

Taxes for the year 2018, a lien not yet due and payable and all years thereafter.

Subject to all matters shown on the Plan of record in Plat Book 2331, Page (s) 95 and 96, Register's Office for Davidson County, Tennessee.

Agreement of record in Book 2694, Page 348, in the Register's Office for Davidson County, Tennessee.

This is improved property located at 775 Greeley 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 24th day of September, 2018.

Charles D. Armour

Linda A Armour

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Charles D. Armour and Linda A Armour, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24th day of September, 2018.

Notary Public

My Commission Expires: 01/17/21

NATHAN L. POWERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY