(1)

NEW PROPERTY OWNER IS AND SEND TAX BILLS TO:	THIS INSTRUMENT PREPARED BY:
Castle Contractors, LLC 5214 Maryland Way, # 102 Brentwood, TN 37027	Joseph L. Lackey, Jr. 40 Burton Hills Blvd., Suite 200 Nashville, TN 37215
Map No.: 130-07	Parcel No.: 18.00

Warranty Deed

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00) cash in hand paid by the hereinafter, the receipt of which is hereby acknowledged, we, **Blythe L. Wollaeger,** aka **Blythe L. Exton, a married person, and Peter B. Exton, an unmarried person,** in their capacity as Tenants in Common, hereinafter called the GRANTORS have this day bargained and sold and by these presents do hereby transfer and convey unto, **Castle Contractors, LLC, a Tennessee Limited Liability Corporation** hereinafter called the GRANTEES, their successors and assigns, the following described lot or parcel of land situated in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the easterly one-half of Lot "B" on the plan of the Royal Oaks Land Company's Subdivision of the Baker Tract of record in Book 421, pages 102 and 103, Register's Office for Davidson County, Tennessee, and further described according to a survey made by Campbell Surveying Co., Inc. dated June 4, 1987 as follows:

Beginning at the northeast corner of Harding Place, being the southeast corner of said Lot "B" thence with the westerly margin of Westview Avenue northwardly 242 feet to the southerly margin of an alley; thence southwardly 267 feet, more or less, to the northerly margin of Harding Place; thence with the northerly margin of Harding Place, eastwardly 121.38 feet to the beginning. This property has not been the usual place of abode of Mark Wollaeger, husband of Blythe L. Wollaeger.

Being the same property conveyed to Blythe L. Exton and husband, Peter B. Exton, as tenants by the entirety, by deed from Gary S. Jameson and wife, Leigh Landrum Jameson, by Instrument Number 20010221-0016379 Register's Office of Davidson County, Tennessee. The Grantors, Blythe L. Exton and Peter B. Exton, are now divorced and are conveying the property in their capacities as Tenants in Common.

This is improved property known as: 725 Westview Ave., Nashville, TN 37205.

We COVENANT with the said GRANTEE that we are lawfully seized and possessed of the above described lot or parcel of land, that we have a good right to convey same, and that the same is unencumbered, EXCEPT applicable zoning and building regulations and all visible easements and restrictions referred to herein above.

We FURTHER COVENANT with the said GRANTEE and bind ourselves, our heirs and legal representatives to warrant and forever defend the title to said lot or parcel of land, unto the said GRANTEE, its successors and assigns, against all lawful claims of all persons whomsoever, EXCEPT as herein above set forth.

WITNESS our hand this, the 1st day of October, 2018.

Blythe L. Wollaeger, Grantor

Blythe L. Exton

Peter B. Exton, Grantor

Karen Y Johnson Davidson County
Batch# 148486 **DEEDWARR**
10/03/2018 10:27:23 AM 3 pgs
Fees: $18.00 Taxes: $2,405.00

20181003-0098098

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BLYTHE L. WOLLAEGER and PETER B. EXTON with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 1st day of OCTOBER, 2018.

Blythe L. Wollaeger aka Blythe L. Exton.

Sherron P. Hatch
Notary Public

My Commission Expires: 3/23/20



OATH

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $650,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Alexis M. Cantrell
AFFIANT

AFFIANT

SUBSCRIBED and sworn to before me, this the 1st day of OCTOBER, 2018.

Sherron P. Hatch
Notary Public

My Commission Expires: 3/23/20

SHERRON P. HATCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY