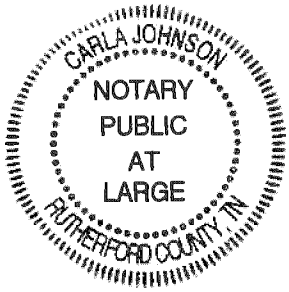
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $234,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9th day of October, 2018.

Notary Public

MY COMMISSION EXPIRES: 10.20.19
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Murfreesboro , 450 St. Andrews Dr, Suite C, Murfreesboro, TN 37128

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
James G. Wynn	James G. Wynn	143 02 0B 009.00
(NAME)	(NAME) New owner	
716 Harpeth Trace Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Kimberly J. George f/k/a Kimberly J. D'Abadie, married**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **James Garreth Wynn, single**, hereinafter called the Grantees, their heirs 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. 9 on the Plan of Treetops at Harpeth Trace, Revised, a Planned Unit Development of record in Plat Book 6250, page 455, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Kimberly J. D'Abadie, unmarried by Warranty Deed from Courtney Brooks Penney, married, dated February 15, 2008 and recorded February 19, 2008, in Instrument Number 20080219-0015533, in said Register's Office for Davidson County, Tennessee. Kimberly J. D'Abadie and Kimberly J. George are one and the same person.

Edward Stanley George, Jr., spouse of Kimberly J. George, joins in the execution of this instrument for the purpose of conveying his marital interest, if any, to said property.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 716 Harpeth Trace Dr., Nashville, TN 37221

File Number: MFR-188147SSO

Karen Y Johnson Davidson County
Batch# 151402 DEEDWARR
10/15/2018 11:37:30 AM 2 pgs
Fees: $13.00 Taxes: $865.80
20181015-0101865

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 and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 9th day of October, 2018

Kimberly J. George

Edward Stanley George, Jr.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named **Kimberly J. George AND Edward Stanley George, Jr.**, the bargainors, 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 and official seal, this the 9th of October, 2018.

Notary Public

My Commission Expires: 9/6/22

(SEAL)

WILLIAM STAMPLEY IV
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

File Number: MFR-188147SSO