WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF NOVEMBER, 2018.

Notary Public

MY COMMISSION EXPIRES: 1-3-22

(AFFIX SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

A-AT-18-918

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Karen Y Johnson Davidson County
Batch# 162602 **DEEDWARR**
11/20/2018 10:55:23 AM 2 pgs
Fees: $13.00 Taxes: $795.50

20181120-0114138

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
April L. Taylor	**InterLinc Mortgage Services, LLC**	
(NAME)	(NAME)	**071-12-0-208.00**
918 Oneida Avenue	**10613 W. Sam Houston Pkwy N., Suite 200**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	**Houston, TX 77064**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **JERRY CHAPMAN, JR, AN UNMARRIED MAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **APRIL L. TAYLOR, A SINGLE WOMAN,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 135 on the Plan of "Victory Heights Subdivision" of record in Plat Book 1130, Page 97, 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 Jerry Chapman Jr., an unmarried man by Warranty deed from Christopher R. Choate of record in Instrument No. 20050517-0055452 Register's Office for Davidson County, Tennessee, dated May 12, 2005 and recorded on May 17, 2005.

This conveyance is subject to:
- Taxes for 2019 and subsequent years a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 1130, Page 97, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **918 Oneida Avenue, Nashville, Tennessee 37207**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), 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 my/our hand(s) this the 19 DAY OF NOVEMBER, 2018.

Jerry Chapman, Jr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JERRY CHAPMAN, JR, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of November, 2018.

Notary Public
My Commission Expires: _____
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212