Karen Y Johnson Davidson County
Batch# 171554 DEEDWARR
12/07/2018 11:29:30 AM 3 pgs
Fees: $18.00 Taxes: $207.20
20181207-0119535

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Sumner

The actual consideration or value, whichever is greater, for this transfer is $56,000.00

Affiant

Subscribed and sworn to before me, this 7th day of December, 2018.

Notary Public

My commission expires: OCT 2 0 2020

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
909 Development Group LP	**NEW OWNER**	**05316030600**
909 Division St Ste 200		
Nashville, TN 37203		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Robert Lee Jordan, III in his individually capacity and as Administrator of the Estate of Robert Lee Jordan, Jr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

909 Development Group LP

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 Lot No. 2, on the plan of Final Plat for Jordan Property, as shown on the plat of record in Instrument No. 20000609-0057662, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Robert Lee Jordan and wife, Ida Jordan, by Warranty Deed from Albert H. Woodard and Alta Lois Woodard, dated July 15, 1968, of record in Book 4252, page 82, Register's Office for Davidson County, Tennessee. Robert Lee Jordan was predeceased by Ida Jordan leaving him as surviving tenant by the entirety. Robert Lee Jordan, a single person, conveyed subject property to Robert Lee Jordan, Jr., by Quitclaim Deed dated June 16, 2000, of record in Instrument No. 20000626-0063307, Register's Office for Davidson County, Tennessee. Robert Lee Jordan, Jr. died intestate on July 9, 2017, leaving Robert Lee Jordan III as his sole heir at law. Reference made to The Estate of Robert Lee Jordan, Jr., No. 17P-1266, Circuit Court of Davidson County, Tennessee, Probate Division. Further reference made to Affidavits of Heirship being recorded simultaneously herewith.

201812070119533 201812070119534

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (___) unimproved (__X__) property known as 0 Rifle Range Road, Old Hickory, TN 37138.

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, have a good right to convey it and the same in 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.

Robert Lee Jordan III Date: 12-6-18
Robert Lee Jordan, III, individually

Robert Lee Jordan III Date: 12-6-18
Robert Lee Jordan, III, Administrator of the Estate of Robert Lee Jordan, Jr

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Robert Lee Jordan, III, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6th day of December, 2018.

DEBRA PAULSSON TENNESSEE NOTARY PUBLIC My Comm Exp. November 30, 2020 COUNTY OF SUMNER

Debra Paulsson
NOTARY PUBLIC

My Commission Expires: 11-30-2020

STATE OF TN
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared Robert Lee Jordan, III with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is Administrator of The Estate of Robert Lee Jordan, Jr and that he is authorized by The Estate of Robert Lee Jordan, Jr to execute this instrument on its behalf.

Witness my hand, at office, this 6th day of December, 2018.

DEBRA PAULSSON TENNESSEE NOTARY PUBLIC My Comm Exp. November 30, 2020 COUNTY OF SUMNER

Debra Paulsson
NOTARY PUBLIC

My Commission Expires: 11-30-2020

True Copy Certification

I, KRISTEN TRAINI, 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 SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI 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: 11-30-2020
Notary's Seal (if on paper)

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. November 30, 2020
COUNTY OF SUMNER