BOX 10-B

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$200,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF FEBRUARY, 2019.

Notary Public

MY COMMISSION EXPIRES: MAY 2, 2022

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN C. ISBELL, ET AL	**SAME**	**083-03-0-026.00**
(NAME) **1000 SUNNYHILL RD**	(NAME)	
(ADDRESS) **BRENTWOOD, TN 37027**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 190919 **DEEDWARR**
02/01/2019 12:43:19 PM 2 pgs
Fees: $13.00 Taxes: $740.00

20190201-0009835

WARRANTY DEED

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 ACKNOWLEDGED, I, **GEORGE E. ALEXANDER, SR., BEING THE SOLE HEIR AT LAW OF CORA E. ALEXANDER,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOHN C. ISBELL AND MARK K. REEDY,** HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS AND/OR 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. 6 on the Plan of R. T. Creighton's Sub, of Lot Nos. 42 and 43 , Brownsville, as of record in Book 332, page 18, said Register's Office for Davidson County,Tennessee.

Said Lot No. 6 fronts 50 feet on the southerly side of Creighton Street, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to EDWARD ALEXANDER AND WIFE, CORA E. ALEXANDER, by deed from JAMES RUSSELL TUCKER AND WIFE, ANN IRENE TUCKER, of record in Book 4248, page 474, dated July 1, 1968, said Register's Office. The said Edward Alexander having since died on or about November 8, 1992, leaving Cora E. Alexander the surviving tenant by the entirety. The said Cora E. Alexander having since died intestate on or about November 3, 2002, leaving George E. Alexander, Sr. her only heir at law. For further reference see Affidavit of Heirship as to the heirs at law of Cora E. Alexander being recorded simultaneously herewith as Instrument No. 20190201-0009823, Register's Office for Davidson County, Tennessee.

This conveyance is subject to matters shown on the Plan of record in Book 332, page 18, and any and all other easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR HEREIN.

Unimproved ( )
This is improved(X) property, known as **105 CREIGHTON AVENUE, NASHVILLE, TN 37206**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 is unencumbered; 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 my hand this 1st day of February, 2019.

GEORGE E. ALEXANDER, SR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **GEORGE E. ALEXANDER, SR.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1ST day of FEBRURARY, 2019.

Notary Public

My commission expires: MAY 2, 2022

