ADDRESS NEW OWNER AS:
Clint Elliott
7930 Hwy 70 South
Nashville TN 37221

SEND TAX BILLS TO:
New Owner

THIS INSTRUMENT PREPARED
BY: Gary L. Dilliha
Attorney at Law
516 S Main Street
Springfield, Tennessee 37172

Karen Johnson Davidson County
Batch# 208683 DEEDWARR
03/22/2019 12:48:30 PM 3 pgs
Fees: $18.00 Taxes: $255.30
20190322-0026254

Map 069 - 15 - 0
Parcel 024.00

THIS DEED OF CONVEYANCE, executed and delivered by **MARTHA J. WEBSTER** a single person, hereinafter called the Grantor, to **GBDFA, LLC, a Tennessee Limited Liability Company**, hereinafter called the Grantee;

WITNESSETH:

That for and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and does by these presents hereby sell, transfer and convey unto the said Grantee, heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, being more particularly described as follows, to-wit:

Being Lot No. 2 on the Subdivision of R. W. Rollins Lands, as of record in Plat Book 5190, Page 135, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

PLAT MATTERS: The above described property is subject to the easements, setback lines, note, environmental and conservation notes and all other matters as indicated on the Final Plat of Subdivision of R. W. Rollins Lands, as of record in Plat Book 5190, Page 135, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Martha J. Webster, a single person, by deed from John Dillard Conner, dated June 28, 1989, of record in Book 7881, Page 272, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns.

The Grantor further covenants with the Grantee, heirs and assigns, that she has a good and perfect right to convey same, and that said property is unencumbered, except as otherwise set forth herein.

The Grantor further covenants with the Grantee that she will warrant and forever defend the title to said property against the lawful claims and demands of all persons whomsoever.

Taxes are to be prorated and possession granted as of the date of this deed.

IN WITNESS WHEREOF, the Grantor has hereunto set her signature on the date indicated in the notary acknowledgement below.

Martha Jean Webster
MARTHA J. WEBSTER

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Martha J. Webster** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 21st day of March, 2019.

My Commission Expires:_____ NOTARY PUBLIC

GARY L. DILLIHA
STATE OF TENNESSEE NOTARY PUBLIC
EXP 5-18-2021
ROBERTSON COUNTY

****

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

I or we, hereby swear or affirm that the actual consideration for this transfer, or value of property or interest in property transferred, whichever is greater, is **$69,000.00** which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED and SWORN to before me this the 21st day of March, 2019.

My Commission Expires:_____ NOTARY PUBLIC/Register

GARY L. DILLIHA
ROBERTSON COUNTY

Certificate of Authenticity

I, Gary L. Dilliha, 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 ROBERTSON

Personally appeared before me, Rhonda Dunn, a notary public for this county and state, Gary L. Dilliha who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

RHONDA DUNN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My Commission Expires: October 26, 2020.

Notary's Seal (if on paper)