Name and Address of New Owner:
Thomas R. Lipscomb
2704 Jenkins St.
Nashville, TN 37208

Send Tax Bills To:
New Owner

This Instrument Prepared By:
Steven P. Disser, Esq.
Greater Nashville Title, LLC
200 Madison Street
Madison, TN 37115

Map & Parcel No: 059-15-0-004.00

Karen Johnson Davidson County
Batch# 209574 DEEDWARR
03/25/2019 11:02:30 AM 3 pgs
Fees: $18.00 Taxes: $74.00
20190325-0026663

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Matthew Jobe and wife Georgianna Jobe,** "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Thomas R. Lipscomb and Dorothy Jean Lipscomb, husband and wife,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in the 12th Civil District of Davidson County, Tennessee, being Lot No. 10 on the Map of the Subdivision of Andrew J. Summit Farm, not of record, also being a tract of land lying in the rear of said Lot No. 10 as partly shown on a copy of a survey made by George W. Watkins, Surveyor, dated November 6, 1953, al of which is described as follows:

Beginning at a point on the Southerly margin of Moorman's Arm Road, said point being the Northeast corner of the property conveyed to L. B. Byrum and wife, by Deed of record in Book 1785, page 550, Register's Office for said County; thence Southeasterly 250.0 feet to a point; thence Eastwardly 100.0 feet to a point, being the Southwest corner of the property conveyed to Reba Belfantz, by Deed of record in Book 4534, Page 160, said Register's Office; thence Northwesterly 250.0 feet to a point on the Southerly margin of Moorman's Arm Road; thence with the same Westerly 100.0 feet to the point of beginning.

Being the same property conveyed to Matthew Jobe and wife, Georgianna Jobe by Warranty deed from Curtis Bradley, married of record in Book 9738, page 852, Register's Office for Davidson County, Tennessee, dated July 21, 1995 and recorded on July 25, 1995.

Being improved property also known as 717 Moormans Arm Road Nashville, Tennessee 37207.

THIS CONVEYANCE IS MADE SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD AND EASEMENTS THAT WOULD BE MADE VISIBLE BY AN INSPECTION OF THE PREMISES.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 22nd day of March, 2019.

Matthew Jobe (SEAL)
Matthew Jobe

Georgianna Jobe (SEAL)
Georgianna Jobe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of March, 2019, before me personally appeared Matthew Jobe and Geogianna Jobe, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 22nd day of March, 2019.

Notary Signature
My commission expires: 3/8/21

STEVEN PAUL DISSER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $20,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Thomas R Dyer
(Affiant)

Sworn to and subscribed before me this
22nd day of March, 2019.

Notary Public
My commission expires: 3/8/21
File No. 2019-198

STEVEN PAUL DISSER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Steven Disser, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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 Davidson

Personally appeared before me, Sandy Balent, a notary public for this county and
Notary's Name

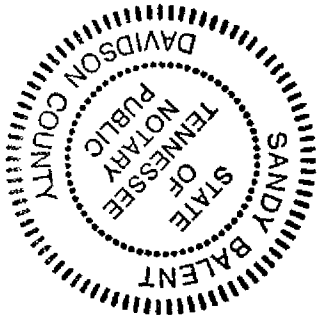
state, Steven Disser, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 11-5-19

NOTARY'S SEAL



(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).