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

Send Tax Bills To:
Thomas R. Lipscomb
2704 Jenkins St.
Nashville, TN 37208

This Instrument Prepared By:
Greater Nashville Title, LLC
200 Madison Street
Madison, TN 37115

Karen Johnson Davidson County
Batch# 217153 DEEDWARR
04/12/2019 03:33:30 PM 4 pgs
Fees: $23.00 Taxes: $18.50
20190412-0033753

Map & Parcel No: 059-15-0-191.00

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 Georgianna Jobe, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Thomas R. Lipscomb, a married man,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land situated in Davidson County, Tennessee, and being more particularly described as follows:

Being Part of Lot No. 9, on the subdivision of the Andrew J. Summit Farm, and described according to a copy of a survey made by R.B. Nichols, Engineer, on July 27, 1946, as follows:

Beginning on the Southerly margin of Moorman's Arm Road at the common corner of Lots 9 and 10, on said Map; thence with the dividing ling between lots 9 and 10 Southerly 175 feet to a dead line; thence with said dead line Easterly 20 feet; thence Northerly 175 feet to the Southerly margin of said Moorman's Arm Road; thence with the same West 20 feet to the beginning.

Being the same property conveyed to Matthew Jobe and wife, Georgianna Jobe by Quitclaim deed from Niles E. McHenry of record in Instrument No. 200004040033587 Register's Office for Davidson County, Tennessee, dated 04/04/2000 and recorded on 04/04/2000.

Being unimproved property also known as 0 Moormans Arm Rd. Nashville, Tennessee 37207.

THIS CONVENANCE 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 12th day of April, 2019.

Matthew Jobe

Georgianna Jobe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of April, 2019, before me personally appeared Matthew Jobe and Georgianna Jobe, to me known (or proved to me on the basis of satisfactory evidence) 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 12th day of April, 2019.

Notary Signature
My commission expires: 3/8/21

STEVEN PAUL DISSER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

201904120033753

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 $5,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Thomas R. Depasquale
(Affiant)

STEVEN PAUL DISSER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

Sworn to and subscribed before me this
12th day of April, 2019.

Notary Public
My commission expires: 3/8/21
File No. 2019-221

201904120033753

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

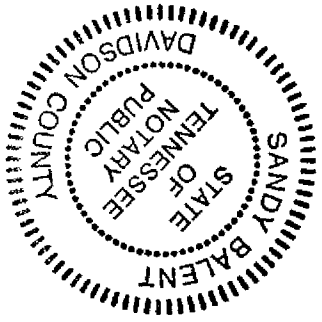
state, Steven Disser, who acknowledges that this certification of an electronic
Signer's Name

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).