THIS INSTRUMENT PREPARED BY:

Paul F. Soper, Esq.
2323 21st Avenue S, Ste. 502
Nashville, Tennessee 37212

Karen Johnson Davidson County
Batch# 257030 DEEDWARR
07/15/2019 10:41:30 AM 4 pgs
Fees: $23.00 Taxes: $3,330.00
20190715-0068773

ADDRESS NEW OWNER
Greg Cicotte and Ann Cicotte
2710 Oakland Avenue
Nashville, TN 37212

SEND TAX BILLS TO
new owner

MAP/PARCEL
117-04-0-171.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ROBERT MCKINLEY HOLLIMAN, JR.** ("Grantor" herein), has bargained and sold, and does hereby bargain sell, transfer, convey, and confirm unto **GREG CICOTTE AND ANN CICOTTE, HUSBAND AND WIFE** ("Grantee" herein), her successors and assigns, all of Grantor's right, title and interest in and to that certain tract or parcel of land in **Davidson County, State of Tennessee**, more particularly described on **Exhibit A** attached hereto.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to said GRANTEE, her successors and assigns, forever. And GRANTOR does covenant with said GRANTEE that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered.

And GRANTOR does further covenant and bind himself, his assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her successors and assigns, against the lawful claims of all persons. The conveyance herein is subject to 2019 real property taxes and any easements, covenants and restrictions of record.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunto set his hands as of this 12th day of July, 2019.

ROBERT MCKINLEY HOLLIMAN, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Tricia Ball, a Notary Public of the State and County aforesaid, personally appeared **ROBERT MCKINLEY HOLLIMAN, JR.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within named bargainor, and that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, TN, this 12th day of July, 2019.

Notary Public

My Commission Expires: 9/7/21

TRICIA BALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **$900,000.00.**

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

Notary Public

My Commission Expires: 9/7/21

TRICIA BALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EXHIBIT A
LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being Lot No. 37 and the north 10 feet of Lot No. 36, on the Plan of Belmont Terrace, as shown on plat of record in Plat Book 421, page 101, in the Register's Office for Davidson County, Tennessee.

Said Lot and part of Lot adjoins and front together 60 feet on the easterly side of Oakland Avenue and extends back between parallel lines 170 feet to an alley.

Being the same property conveyed to ROBERT MCKINLEY HOLLIMAN, JR. and JAIME ELIZABETH BRUCE, HUSBAND AND WIFE, by deed from WILLIAM F. HUGHES III and KATHRYN B. HUGHES, HUSBAND AND WIFE, of record in Instrument No. 20110830-0067213, dated August 22, 2011, said Register's Office.

JAIME ELIZABETH BRUCE conveyed her interest to ROBERT MCKINLEY HOLLIMAN, JR. by quitclaim deed of record in Instrument No. 20160712-0071309, dated June 30, 2016, said Register's Office.

True Copy Certification

I, **PAUL F. SOPER**, 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 DAVIDSON

Personally appeared before me, **TRICIA BALL**, a notary public for this county and state, Paul F. Soper 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: 9/7/2021

Notary Seal (if on paper)

