6

WARRANTY DEED

Karen Johnson Davidson County
Batch# 276288 **DEEDWARR**
08/26/2019 10:16:19 AM 2 pgs
Fees: $13.00 Taxes: $1,850.00

20190826-0085423

I. DYKE TATUM NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $500,000.00

Theresa L. Shaw

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF AUGUST, 2019.

Notary Public

MY COMMISSION EXPIRES: 5/3/21

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Julianne Fisher	SAME	10413003700
(NAME)	(NAME)	
225 Carden Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Equitable Trust Company, Trustee of The Laurence B. Koch Living Trust,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Julianne Fisher,** hereinafter called the GRANTEES, their heirs and 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. 43 in the Bransford Realty Company's Subdivision of Lots Nos. 6, 7, 9 to 19, inclusive, and part of Lot No. 8 in Block "F" in Whitland Realty Company's Subdivision, as of record in Book 547, Page 53, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Equitable Trust Company, Trustee of The Laurence B. Koch Living Trust by deed dated March 5, 2019 from Meg G. Cressman, Administrator C.T. A of the Estate of Laurence B. Koch of record in Instrument No. 20190306-0020292, Register's Office for Davidson County, Tennessee and being the same property conveyed to Laurence B. Koch, unmarried from Susan R. Limor, Executrix for the Estate of Margaret Ann Koch (A/K/A Margaret G. Koch) deceased, of record in Book 8999, Page 859, Register's Office for Davidson County, Tennessee. See also Deed of record in Book 4708, Page 59, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 225 Carden Avenue, Nashville, TN 37205
(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, unless otherwise herein set out; 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/our hands this 21st day of August, 2019.

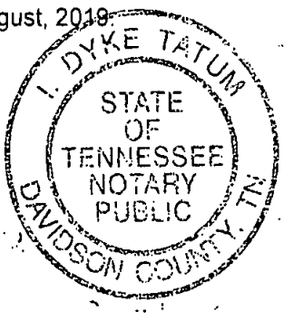
Equitable Trust Company, Trustee of The Laurence B. Koch Living Trust

By: Elizabeth McCostlin, Vice President
Elizabeth McCostlin, Vice President

State of Tennessee
County of Davidson

Personally appeared before me, a notary public in and for the state and county aforementioned, Elizabeth McCostlin with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be **Vice President** of **Equitable Trust Company, Trustee of The Laurence B. Koch Living Trust** and that she as such Vice President executed the foregoing instrument for purposes therein contained, by signing the name of the entity by herself as **Vice President.**

WITNESS my hand and seal this 21st day of August, 2019.



Notary Public I. Dyke Tatum
My Commission Expires: May 03, 2021

File No.: 19-Fisher