Send Tax Bills to:
Laura Jane Bradford
500 Lanier Dr.
Madison, TN 37115

Deed Prepared by:
Laura Jane Bradford
500 Lanier Dr.
Madison, TN 37115

Karen Johnson Davidson County
Batch# 277147 DEEDWARR
08/28/2019 09:34:15 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20190828-0086641

Map and Parcel:
052 02 0 005.00

Karen Johnson
Register of Deeds
Davidson County

New Owner is:
Laura Jane Bradford, Trustee of the Laura Jane Bradford Trust dated July 17, 2019
500 Lanier Dr.
Madison, TN 37115

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0 Revocable Trust
Laura Jane Bradford, **Affiant**
Subscribed and sworn before me this the
28 **Day of** August, 2019.
Brandi Wurs, **Deputy Register**

WARRANTY DEED

FORAND IN CONSIDERATION of the sum of Zero Dollars ($0.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Laura Jane Bradford,** hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Laura Jane Bradford, as Trustee of the Laura Jane Bradford Trust** dated July 17, 2019 hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, more particularly described as follows, to-wit:

500 Lanier Dr., Madison, TN 37115

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in.fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

Date: July 17th 2019

Laura Jane Bradford Grantor
Laura Jane Bradford, Grantor

This form must be signed in front of a notary.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Tennessee
County of Davidson

On July 17, 2019 before me, Renee Connally, Notary Public, personally appeared Laura Jane Bradford, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Tennessee that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Renee Connally (Seal)

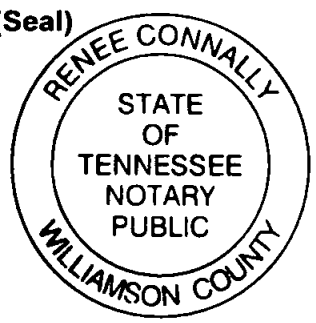


EXHIBIT A

LEGAL DESCRIPTION

500 Lanier Dr., Madison, TN 37115

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 5 of Block "E" on the Revised Plan of Rainbow Terrace Subdivision, as of record in Book 1130 , Page 85, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to William L. Dunman and wife, Mary. P. Dunman -by Warranty Deed from V. W. Darrow (by and through his Attorney-in-Fact, Sandra Darrow Hinz) and wife, Lois Darrow of record in Book 9077, Page 706 in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 500 Lanier Drive, Madison, TN 37115

SAID property is conveyed subject to such Restrictive Covenants of record in Book 1380, Page 88, Register's Office for Davidson County, Tennessee, if applicable; further subject to Sewer Easement to Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 5143, Page 403, said Register's Office; further subject to notes, easements, building setback lines, etc., if any, as may be set forth on the Plan of Rainbow Terrace Subdivision, Block "E" of record in Book 1130, Page 85, Register's Office for Davidson County, Tennessee, and subject to encumbrances, if any, as may affect the premises

Current Source of Title : 20061116 -0142479