Return To:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

(1)

EMILY BETTS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MAR. 9, 2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $582,500.00

Affiant

Subscribed and sworn to before me, this the 30th day of August, 2019.

Notary Public

My commission expires: _____

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

Karen Johnson Davidson County
Batch# 280448 DEEDWARR
09/04/2019 09:54:58 AM 2 pgs
Fees: $13.00 Taxes: $2,155.25
20190904-0089073

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Bridget Neville	**Bridget Neville**	**118-01-0H-003.00-CO**
1015 Caruthers Avenue	**24 Park Lane**	
Nashville, TN 37204	**Darien, CT 06820**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Jordan Jones, an unmarried woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Bridget Neville

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Unit No. C, also known as No. 1015, as shown and described in Exhibit "B" attached to the Declaration and Master Deed establishing a Planned Unit Development for The Cornerstone at Caruthers of record in Instrument 20070521-0060485, amended in Instrument 20080424-0042110, and amended in Instrument No. 20170123-0007359, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jordan Jones by Warranty deed from Anna K. Person, married of record in Instrument No. 20131209-0124869 Register's Office for Davidson County, Tennessee, dated December 05, 2013 and recorded on December 09, 2013.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__x__) unimproved (____) property known as 1015 Caruthers Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 EFFECTIVE AS OF 30th day of August, 2019:

Jordan Jones

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Jordan Jones, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 29TH day of August, 2019.

My Commission Expires: 5.25.20

Notary Public

WILLIAMSON COUNTY
RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC

20191549R