BOX 10-B

Karen Johnson Davidson County
Batch# 291577 **DEEDWARR**
09/26/2019 10:05:31 AM 2 pgs
Fees: $13.00 Taxes: $527.25

20190926-0097897

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$142,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25 DAY OF OCTOBER, 2019.

Notary Public

MY COMMISSION EXPIRES: MAY 2, 2022

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GREEN HAVEN HOME SOLUTIONS LLC	**SAME**	**161-03-0-093.00**
(NAME) **1273 BLAIRFIELD DRIVE**	(NAME)	
(ADDRESS) **CANE RIDGE, TN 37013**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, SHARON PARKER, INDIVIDUALLY, AND AS ADMINISTRATOR OF THE ESTATE OF ANNIE PARKER,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GREEN HAVEN HOME SOLUTIONS LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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.16 on the Plan of Section Two, McMurray Meadows, of record in Book 4955, page 58, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to ANNIE PARKER, A SINGLE PERSON, by deed from BARBARA G. CHERA AND HUSBAND LEONARD MICHAEL CHERA D/B/A GILSTON PROPERTIES, of record in Book 9932, page 711, dated January 25, 1996, said Register's Office. The said Annie Parker having since died intestate on or about December 17, 2018. Sharon Parker was appointed as Administrator of the Estate of Annie Parker by petition filed in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 19P664. See Order for Approval to Sell Property filed in said Docket No. 19P664.

This conveyance is subject to Matters shown on the Book 4955, Page 58; Restrictive Covenants contained in instrument of record in Book 5104, Page 793; and any and all other easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **5120 MANORWOOD COURT, NASHVILLE, TN 37211**
(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 hand this 25th day of October, 2019.

SHARON PARKER

SHARON PARKER, ADMINISTRATOR OF THE ESTATE OF ANNIE PARKER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Sharon Parker, individually, and as Administrator of the Estate of Annie Parker,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 25th day of October, 2019.

My Commission Expires: **May 2, 2022**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public