Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $235,000.00

Affiant

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

Notary Public
My commission expires: 12-4-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
The MC2 Group, Inc 2036 Hutton Dr Nashville, TN 37210	← Same	106-13-0-103.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Ronald E Foudray,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **The MC2 Group, Inc, a Tennessee Corporation** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 28-A on the Revision of part of Woodycrest Subdivision, Section I of record in Book 2083, page 3, Register's Office for Davidson County, Tennessee.

Said Lot 28-A fronts 85 feet on the southeasterly margin of Hutton Drive and extends back 100 feet on the northeasterly line and 177 feet on the southwesterly line to a dead line in the rear measuring 160 feet thereon.

Being the same property conveyed to Ronald E. Foudray and wife, Anna K. Foudray, by Warranty Deed from William L. Trest, Sr., unmarried, dated October 20, 1982 of record in Book 5952, page 559, Register's Office for Davidson County, Tennessee. The said Anna K. Foudray having since died May 27, 2009, vesting fee simple title in the husband, Ronald E. Foudray as surviving tenant by the entirety.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 2036 Hutton Dr, Nashville, TN 37210

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

Karen Johnson Davidson County
Batch# 294580 DEEDWARR
10/02/2019 10:32:22 AM 2 pgs
Fees: $13.00 Taxes: $869.50

20191002-0100484

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 the 30th day of August, 2019.

Ronald E Foudray

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ronald E Foudray**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 30th day of August, 2019.

Notary Public

My Commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FILE NO: 2019056257