Name and Address of New Owner:
Adam Richard Webster
1004 Villa Place
Nashville, Tennessee 37212

Send Tax Bills To:
SAME

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 105-01-0-129.00

Karen Johnson Davidson County
Batch# 302033 DEEDWARR
10/17/2019 09:30:36 AM 2 pgs
Fees: $13.00 Taxes: $2,386.50
20191017-0106395

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Robert L. Murrary and wife, Jan M. White**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Adam Richard Webster,** unmarried, "the Grantee," the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 35 on the Map of B. F. Shields Heir's Subdivision, of record in Book 57, Page 31, Register's Office for Davidson County, Tennessee.

Said Lot No. 35 fronts 50.30 feet on east side of Villa Place, and extends back between parallel lines 140.60 feet to an alley.

Being the same property conveyed to Robert L. Murray and wife, Jan M. White, by Warranty Deed from Rhonda Parman, unmarried, recorded June 06, 2012, of record in Instrument No. 20120606-0049118, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 1004 Villa Place, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 11th day of October, 2019.

_____(SEAL)
Robert L. Murray By John A. Bell, Jr-Attorney in Fact

_____(SEAL)
Jan M. White By John A. Bell, Jr-Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, John A. Bell, Jr, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Attorney in Fact for Robert L. Murray and Jan M.White, the within named bargainor, and he as such Attorney in Fact being authorized so to do, executed the foregoing instrument (DEED) for the purposes therein contained by signing the name of Robert L. Murray and Jan M. White by himself as said Attorney In Fact.

Witness my hand, at office, this 11th day of October, 2019.

MELODY WEATHERS
STATE OF TENNESSEE NOTARY PUBLIC
COMM. EXP. 07-06-2020
DAVIDSON COUNTY

_____
Notary Signature
My commission expires:

**AFFIDAVIT OF VALUE**

STATE OF TENNESSEE )

COUNTY OF DAVIDSON )

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $645,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this 11th day of October, 2019.

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 6, 2022

_____
Notary Public
My commission expires:_____
File No. 2019-689