Karen Johnson Davidson County
Batch# 307156 DEEDWARR
10/28/2019 02:44:30 PM 2 pgs
Fees: $13.00 Taxes: $703.00

20191028-0110366

ADAM H JEFFERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Comm. Exp. 05-03-2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24 DAY OF OCTOBER, 2019.

Notary Public

MY COMMISSION EXPIRES: ~~MAY 2, 2022~~ 5/3/21

(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
TREVECCA AVENUE HOLDINGS, LLC	**SAME**	**072-12-0-006.00**
(NAME) **1311 WOODLAND STREET, STE. B**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37206-2820**	(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, AMANDA L. CARIGLINO, MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TREVECCA AVENUE HOLDINGS, LLC** 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. 68, as shown on the map entitled Map Showing Subdivision of The Waters Place on Maxey Lane, of record in Plat Book 332, pages 136-137, 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 AMANDA L. CARIGLINO, unmarried, by deed from CAROL BROOKS, unmarried, of record in Instrument No. 20060616-0072014, dated June 13, 2005, said Register's Office.

This conveyance is subject to matters shown on the plan of record in Book 332, Pages 136-137 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.

****THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.****

unimproved ( )
This is improved(X) property, known as **1711 HANOVER ROAD, NASHVILLE, TN 37216**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: 19-ASP-19-1711

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 24th day of October, 2019.

Amanda L. Cariglino

By Alan M. Cohen, her Attorney in Fact

AMANDA L. CARIGLINO
By: Alan M. Cohen, her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of October, 2019, before me personally appeared **Alan M. Cohen, Attorney in Fact for Amanda L. Cariglino**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Amanda L. Cariglino, and who acknowledged that he executed the same as the free act and deed of Amanda L. Cariglino.

Witness my hand and official seal at office this 24th day of October, 2019.

My commission expires: **May 2, 2022**

Deborah J. Cohen
Notary Public

