WARRANTY DEED

2019-1638

April G. Nichols State of Tennessee Notary Public Williamson County

State of Tennessee

County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $575,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 10th day of December, 2019.

(Affix Seal) Notary Public

My Commission Expires: 6-24-2023

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
6970 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Jewel Burks 1220 Liberty Parkway Atlanta, GA 30318	NEW OWNER	08313008200

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 consideration, the receipt of which is hereby acknowledged, I/we, **Valinda Burks, a single woman**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Jewel Burks, a single woman**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot 14, of Hanner's Subdivision in East Nashville, a plat of which is of record in Plan Book 2, Page 43, Chancery Court for Davidson County, Tennessee.

Said lots fronts 50 feet on the Westerly side of Eleventh Street, formerly Smith Avenue, and extends back between parallel lines 200 feet, more or less to an alley.

Being the same property conveyed to Valinda Burks, by Warranty Deed from Aaron Chamberlain, a married man of record under Book 11631, page 773, Register's Office for Davidson County, Tennessee, dated August 13, 1999 and recorded on August 24, 1999.

( ) unimproved
This is (X) improved property know as 322 South 11th Street Nashville, TN 37206.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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.

Karen Johnson Davidson County
Batch# 340267 **DEEDWARR**
01/08/2020 10:17:21 AM 2 pgs
Fees: $13.00 Taxes: $2,127.50

20200108-0002582

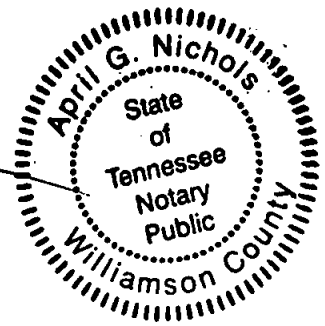
Witness my/our hand(s) this 10th day of December, 2019

X Valinda Burks
Valinda Burks

State of Tennessee
County of Williamson

Personally appeared before me, April G Nichols a Notary Public in and for said County and State, the within named Valinda Burks, the bargainor(s), 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, this 10th day of December, 2019.



Notary Public
My Commission Expires: 6-24-2023