PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Karen Johnson Davidson County
Batch# 391552 **DEEDWARR**
04/24/2020 03:19:43 PM 2 pgs
Fees: $13.00 Taxes: $2,401.30
20200424-0043422

Christy Wilkins Ivey

Percy Wilkins, Jr. (1933-2017)

W & I Ref: (DM) Title No.: 60934
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Virginia T. White Charles M. White 6002 Cargile Road Nashville, TN 37205	Franklin Synergy Bank 722 Columbia Avenue Franklin, TN 37064

TAX MAP PARCEL NUMBERS: 11613005600

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$649,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Christina Kilburn, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Virginia T. White and Charles M. White, wife and husband,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Harding Park, of record in Book 2331, page 120, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William Garth Kilborn and spouse, Christina M. Kilburn by Warranty deed from Michael L. McNally, Jr., and spouse, Patricia R. McNally, dated April 26, 2007 and recorded on April 27, 2007, of record in Instrument No. 20070427-0050337, Register's Office for Davidson County, Tennessee. The said William Garth Kilburn and Christina M. Kilburn have since divorced. By Quitclaim Deeds of record in Instrument No. 20160907-0093920 and Instrument No. 20160912-009545, said Register's Office. William Garth Kilburn conveyed his interest in subject property to Christina M. Kilburn.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2020, and subsequent years; The Plan of record in Book 2331, page 120, said Register's Office, shows an owner's certificate, a 60 foot minimum building setback line from Cargile Road and a 10 foot easement for public utility purposes along the rear and easterly lines of said lot.

This is improved property, known as 6002 Cargile Road, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 24th day of April, 2020.

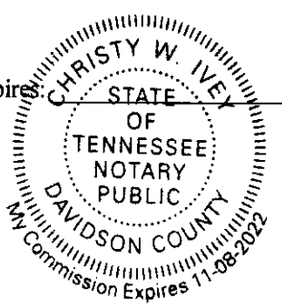
Christina Kilburn

State of Tennessee

County of Davidson

On this 24th day of April, 2020, before me the undersigned authority, personally appeared Christina Kilburn, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:



Notary

State of Tennessee

County of Davidson

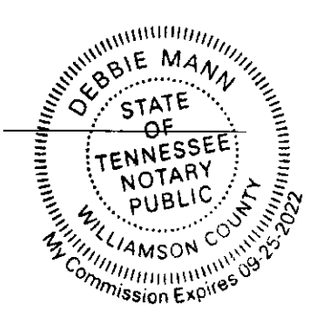
AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $649,000.00.

Affiant

Sworn and subscribed before me this 24th day of April, 2020.

My Commission Expires:



Notary