Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

NEW OWNER:
William E. Gordon
2 Wynstone
Nashville, TN 37215

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 20-239

MAP & PARCEL
158-04-0A-109.00-CO

Space for Recorder's Stamp

Karen Johnson Davidson County
Batch# 425460 **DEEDWARR**
06/24/2020 01:08:43 PM 3 pgs
Fees: $18.00 Taxes: $6,290.00

20200624-0068225

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **ONE MILLION SEVEN HUNDRED THOUSAND AND 00/100 DOLLARS ($1,700,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **Jordan Caden and Vonde C. Caden, as joint tenants with right of survivorship** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **William E. Gordon and Mollee M. Gordon, husband and wife** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Final Plat of Section Three, Otter Wood of record in Plat Book 6900, Page (s) 788 through 790, inclusive, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jordan Caden and Vonde C. Caden, as joint tenants with rights of survivorship by Warranty Deed from Swanson Developments, LP, a Tennessee limited partnership, of record in Instrument No. 20180607-0054847, Register's Office for Davidson County, Tennessee, dated June 05, 2018 and recorded on June 07, 2018.

Being also known as 2 Wynstone, Nashville, Tennessee 37215

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 22 day of June, 2020.

Jordan Caden by Nancy Norman, her Attorney-in-Fact
Jordan Caden by Nancy Norman, his Attorney-In-Fact

Vonde C. Caden by Nancy Norman, her Attorney-in-Fact
Vonde C. Caden by Nancy Norman, her Attorney-In-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, Nancy Norman, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who acknowledged that he executed the within instrument on behalf of, and as attorney-in-fact for, Jordan Caden and Vonde C. Caden, the within named bargainor, for the purposes therein contained.

WITNESS my hand and official seal at office this 22 day of June, 2020.

Hunter B. Thrasher
NOTARY PUBLIC

My commission expires: 10-26-21

HUNTER B. THRASHER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **1,700,000.00**.

KCV

AFFIANT

Sworn to and subscribed to before me this 2nd day of June, 2020.

J Anderson

NOTARY PUBLIC

My commission expires: _____

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