THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 35636-07-2020**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $490,000.00. Affiant Subscribed and sworn to before me this 11th day of August, 2020. Notary Public My Commission Expires: 01·08·2024

RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE STE. 540
NASHVILLE, TN 37203

WARRANTY DEED

Address New Owner: Virginia M. Wilson 837 Belton Drive Nashville, TN 37205	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 11502005600

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Helen C. Norvell, a single person** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Virginia M. Wilson, unmarried** ("Grantee"), her heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 837 Belton Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, her heirs and assigns, forever.

And Grantor covenants that she is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds herself, her heirs and assigns to warrant and forever defend the title to said real estate to Grantee, her heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular 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# 455120 DEEDWARR
08/12/2020 10:32:53 AM 3 pgs
Fees: $18.00 Taxes: $1,813.00

20200812-0089806

IN WITNESS WHEREOF, Grantor has executed this instrument on the 11th day of August, 2020.

Helen C. Norvell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Helen C. Norvell, 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, at office, this 11th day of August, 2020.

Notary Public

My Commission Expires:

10-2-2023

EILEEN K. HOPKINS
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES OCTOBER 2, 2023

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 350 on the Plan of Brook Meade, Section IX, as of record in Plat Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Helen C. Norvell, a single person by deed dated May 27, 2005 from John M. Wood, Jr. and wife, Bonnie L. Wood, of record in Instrument No. 20050531-0060612, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2020, a lien, but not yet due and payable, which have been prorated and assumed by Grantee.
2. All matters appearing on the Plan of record as Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee.