Karen Johnson Davidson County
Batch# 467953 **DEEDWARR**
09/01/2020 10:36:56 AM 2 pgs
Fees: $13.00 Taxes: $1,905.50

20200901-0099122

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$515,000.00**

Margaret Gilmore Myers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **31ST** DAY OF **AUGUST, 2020.**

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: **May 2, 2022**

(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
NASHVILLE CONSTRUCTION COMPANY, INC.	NEW OWNER	**118-06-0-033.00**
(NAME) **1628 WHISPERING HILLS DRIVE**	(NAME)	
(ADDRESS) **FRANKLIN, TN 37069**	(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, MARGARET GILMORE MYERS, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **NASHVILLE CONSTRUCTION COMPANY, INC., A TENNESSEE CORPORATION,** 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, and more particularly described as follows, to wit:

Being the south part of Units 2, 3 and 4 of Lots 78-B, on the Map of Battlefield Estates, Section No. 1, of record in Book 843, Pages 96 and 97, Register's Office for said County, and described as follows:

Beginning at a point in the north margin of Gale Lane or Avenue, the common corner of Lots No. 78-B and 77-B; thence along the east line of Lot No. 78-B and along the west line of Lots 77-B, and 74-B, northerly 227 feet to a point which is 100 feet South of the northeast corner of Lot No. 78-B; thence westerly parallel to the north line of Lot No. 78-B, 51.75 feet to a point in the line between Units 1 and 2 of said Lot 78-B; thence with the line between said units southerly 199 feet to the north margin of Gale Avenue or Lane; thence with the margin of the same easterly 68.6 feet to the beginning.

Being the same property conveyed to Margaret Gilmore Myers from Metropolitan Development and Housing Agency, by deed dated December 28, 1990, of record in Book 8266, Page 493, said Register's Office.

This conveyance is subject to matters shown on the Plan of record in Book 843, Pages 96 and 97; 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.

unimproved ( )
This is improved(X) property, known as **904 GALE LANE, NASHVILLE, TN 37204**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 31st day of August, 2020.

Margaret Gilmore Myers

MARGARET GILMORE MYERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Margaret Gilmore Myers**, the bargainor, 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 at office this 31st day of August, 2020.

My Commission Expires: **May 2, 2022**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Lee A. Cohen

Notary Public