THIS INSTRUMENT PREPARED BY:
Gail Smith Bradford, Esq.
750 Old Hickory Blvd
Building Two, Ste 150
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 494098 DEEDWARRSP
10/13/2020 08:41:47 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201013-0118502

From information and description

furnished by the parties.

This conveyance made without

benefit of title search.

SPECIAL WARRANTY DEED

—

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Marjorie S. Dale	Same	130-130-A 002.00CO
604 Belle Park Circle Nashville, TN 37205		

—

FOR love and affection and no monetary consideration, the receipt and sufficiency of which is hereby acknowledged, **Albert J. Dale, III and wife, Marjorie S. Dale** (collectively, the "Grantors"), for the purpose of destroying the tenancy by the entirety that now exists between the Grantors, by these presents do transfer and convey unto **Marjorie S. Dale** (the "Grantee"), her heirs, successors, and assigns, to hold such property as her sole and individual property, all of Grantors' interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Final Plan of Jardin de Belle Subdivision, a Planned Unit Development, of record in Instrument No. 20090318-0024530, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Grantors by Warranty Deed of record in Instrument No. 20091104-0101954, Register's Office for Davidson County, Tennessee, as amended by Instrument of Correction of Warranty Deed of record in Instrument No. 20100121-0005484, said Register's Office.

The legal description contained herein is the same as that contained in the previous deed of record.

This is improved property known as 604 Belle Park Circle, Nashville, TN 37205.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And said grantors hereby covenant with the grantee that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to convey this land; that the grantors hereby specially warrant that title to the land is free from all encumbrances made by grantors, and grantors will defend the same against the lawful claims of all persons claiming by, through, or under grantors, but against none other.

WITNESS OUR HANDS this the 28 day of Sept., 2020.

GRANTORS

Albert J. Dale III

Albert J. Dale, III

Marjorie S. Dale

Marjorie S. Dale

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Gail Smith Bradford, a Notary Public in and for said county and state, the within-named Albert J. Dale, III, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 8, 2021

Witness my hand and official seal at Nashville, Tennessee, this 28th day of September 2020.

Notary Public
My Commission Expires: March 8, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Gail Smith Bradford, a Notary Public in and for said county and state, the within named Marjorie S. Dale, 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.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 8, 2021

Witness my hand and official seal at Nashville, Tennessee, this 28th day of September, 2020.

Notary Public
My Commission Expires: March 8, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $ -0-.

Marjorie S. Dale

Marjorie S. Dale, Affiant

THIS DOCUMENT WAS EXECUTED IN COMPLIANCE WITH EXECUTIVE ORDER NO. 26 BY TENNESSEE GOVERNOR BILL LEE DATED APRIL 9, 2020, EXECUTIVE ORDER NO. 37 BY TENNESSEE GOVERNOR BILL LEE DATED MAY 12, 2020, EXECUTIVE ORDER NO. 52 BY TENNESSEE GOVERNOR BILL LEE DATED JUNE 29, 2020, and/or EXECUTIVE ORDER NO. 61 BY TENNESSEE GOVERNOR BILL LEE DATED AUGUST 28, 2020.

Subscribed and sworn to before me,
this the 18th day of September 2020.

Notary Public
My Commission Expires: March 8, 2021

