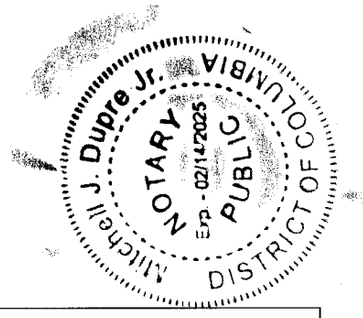


RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN2014730

WARRANTY DEED

Karen Johnson Davidson County
Batch# 513886 DEEDWARR
11/10/2020 11:45:30 AM 3 pgs
Fees: $18.00 Taxes: $967.74
20201110-0132436

STATE OF ~~TENNESSEE~~ District of Columbia
COUNTY OF ~~DAVIDSON~~ Washington

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $261,550.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of October, 2020.

NOTARY PUBLIC

My commission expires: 02/14/2025

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George H. Wilson III 1115 Riverwood Drive Nashville, TN 37216	Same address as new owner	061-11-0-207.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Sixty One Thousand, Five Hundred Fifty and 00/100 Dollars ($261,550.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **HOWARD C. TITZEL**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **GEORGE H. WILSON, III, A SINGLE MAN**, hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being the Westerly 60.0 feet of Lot No. 114 on the map of Eastdale Place, of record in Book 547, pages 29-30, Register's Office for said County. Said property fronts 60 feet on the northerly margin of Riverwood Drive and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Howard C. Titzel from Timothy C. Stone, an unmarried man, by Warranty Deed dated September 25, 2009 and recorded October 2, 2009 in Instrument #20091002-0091545, said Register's Office.

The address of the herein described property is believed to be 1115 Riverwood Drive, Nashville, TN 37216, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), his heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that he is lawfully seized and possessed of said real estate; that he have a good right to convey the same; and that it is unencumbered except by lien of the 2020 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 30th day of October, 2020.

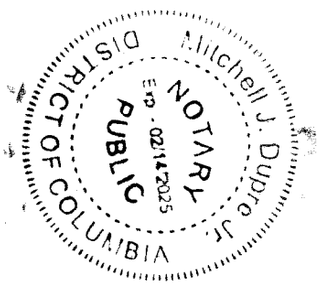
HOWARD C. TITZEL

STATE OF District of Columbia
COUNTY OF Washington

Personally appeared before me, a Notary Public, Howard C. Titzel, 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.

WITNESS my hand and seal, this the 30th day of October, 2020.

Notary Public
My commission expires: 02/14/2021



True Copy Certification

I, Connie Taylor, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Greg Fairbetter, a notary public for this county and state, Connie Taylor who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11/08/2021

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

Broker Title & Escrow, LLC
1404 17th Ave S
Nashville, TN 37212