Name and Address of New Owner:
Edward Wilson
121 Lincoln Court, C
Nashville, TN 37205

Send Tax Bills To:
Edward Wilson
121 Lincoln Ct. C
Nashville, TN 37205

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 13001021900

Karen Johnson Davidson County
Batch# 649241 DEEDWARR
06/03/2021 02:57:55 PM 2 pgs
Fees: $13.00 Taxes: $4,810.00
20210603-0074873

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Jason Michael Mosley and wife, Emily Cathleen Damrell (now known as Emily Cathleen Mosley)**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Edward Wilson, a single person,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of The Courts of Bellemeade, Block 3 of record in Plat Book 547, Page 141, 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 Jason Michael Mosley, unmarried, and Emily Cathleen Damrell*, unmarried, as tenants in common with right of survivorship, by Warranty Deed from 121 Lincoln Court Partners, recorded on February 1, 2018, of record in Instrument No. 20180201-0010141, Register's Office for Davidson County, TN.

*Emily Cathleen Damrell having since married Jason Michael Mosley and is now being known as Emily Cathleen Mosley.

This is improved property known as 121 Lincoln Ct., Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

Rudy Title
2012 21st Avenues
Nashville TN 37212

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 2nd day of June, 2021.

Jason Michael Mosley by _____ Attorney in Fact (SEAL)
Jason Michael Mosley by Sasha Qualkenbush, Attorney-In-Fact

Emily Mosley by _____ Attorney in Fact (SEAL)
Emily Mosley by Sasha Qualkenbush, Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of June, 2021, before me personally appeared Sasha Qualkenbush and Sasha Qualkenbush, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 2nd day of June, 2021.

Leah Moore
Notary Signature
My commission expires:

LEAH MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-06-2025

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,300,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this
2nd day of June, 2021.

Leah Moore
Notary Public
My commission expires:
File No. 2021-2778

LEAH MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-06-2025