Karen Johnson Davidson County
Batch# 655248 **DEEDWARR**
06/11/2021 11:47:55 AM 2 pgs
Fees: $13.00 Taxes: $1,369.00
20210611-0078985

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $370,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JUNE, 2021.

Notary Public

MY COMMISSION EXPIRES: 07/09/24
(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Millennial Title, LLC, 5120 Virginia Way, Suite B13, Brentwood, TN 37027

File No.: TN-2021-10024-AM

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO(S).
Alisha Bliss Wade	new owner	09609002200
(NAME)	(NAME)	
403 Lorna Drive		
(ADDRESS)	(ADDRESS)	
Nashville TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Three Hundred Seventy Thousand And No/100 Dollars ($370,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, WANDA WILLIAMS,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ALISHA BLISS WADE AND GARY TODD WADE, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 205 on the Plan of Woodberry Park, as of record in Book 2133, pages 117, 118 and 119, Register's Office for Davidson County, Tennessee.

BEGINNING on the northwesterly margin of Lorna Drive at the corner of Lots Nos. 205 and 206; thence with the line between said two lots, northwestwardly 135 feet to the corner of Lots Nos. 205, 206 and 207; thence with the line between Lots Nos. 205 and 207, northeastwardly 59 feet to the corner of Lots Nos.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: JM-SB-BMR 21-403

205, 207, 209 and 210; thence with the line between Lots Nos. 205 and 210, eastwardly 60 feet to the corner of Lots Nos. 204 and 205; thence with the line between said two lots, southeastwardly 160 feet to the northwesterly margin of Lorna Drive; thence with same, northwestwardly 112 feet to the beginning.

Being the same property conveyed to Wanda Williams by Warranty Deed dated January 22, 2021, of record in Instrument Number 20210202-0015070, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 403 Lorna Drive, Nashville, TN 37214
(House No.) (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 our hands this 9 day of June, 2021.

Wanda Williams

STATE OF TENNESSEE
COUNTY OF Williamson

On this 9 day of June 2021, before me personally appeared Wanda Williams to me known to be the person(s) (or proved to me on the basis of satisfactory evidence) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness ~~my~~ hand and official seal at Davidson County, Tennessee this 9 day of June, 2021

Commission Expires: 8/1/22

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public