Karen Johnson Davidson County
Batch# 661128 DEEDWARR
06/21/2021 01:12:58 PM 2 pgs
Fees: $13.00 Taxes: $370.00
20210621-0083386

This Instrument Prepared By:
Ronald H. Bice, Jr. Attorney
4515 Harding Road, Suite 103
Nashville, TN 37205

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills to:	Map/Parcel No.:
Deborah K. Stokes 4237 Brackenwood Drive Old Hickory, TN 37138	Same	Map 063-09 Parcel 229.00

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) Dollars, and other good and valuable consideration, receipt of all of which is hereby acknowledged, **RAY E. MAY, an unmarried man,** Grantor, has this day conveyed, bargained and sold, and does hereby transfer and convey unto **DEBORAH K. STOKES,** her successors, representatives and assigns, hereinafter referred to as Grantee all of his right, title, interest and ownership in a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot Number 208 on the Plan of East Edgefield as the same appears of record in Plat 21, page 147, Register's Office for Davidson County, Tennessee, to which Reference is hereby made for a more complete description.

Being the same property conveyed to Ray E. May, by Quitclaim Deed dated September 11, 2010, and filed for record as Instrument Number 20100914-0073076 Register's Office of Davidson County, Tennessee.

This is improved property known as 200 South 11th Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his representatives, successors and assigns forever. And I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as follows: 2021 county taxes are a lien against the property, but are not yet due and payable. Said taxes shall be paid by Grantee when they become due.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and use of any gender shall be applicable to all genders.

Witness our hands this 18 day of June, 2021.

RAY E. MAY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater of this transfer is $100,000.00.

Affiant

Subscribed and sworn to before me, this the 18 day of June, 2021.

Notary Public

My Commission Expires: Jan 6, 2025

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Aurora Saucedo Covington Notary Public in and for said County and State, RAY E. MAY, an unmarried man, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein contained.

AURORA SAUCEDO COVINGTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 6, 2025

Witness my hand and official seal at Nashville, Tennessee, this the 18 day of June, 2021.

Notary Public
My Commission Expires: Jan 6, 2025

AURORA SAUCEDO COVINGTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 6, 2025