39B

Karen Johnson Davidson County
Batch# 681799 DEEDWARR
07/22/2021 01:21:28 PM 2 pgs
Fees: $13.00 Taxes: $8,880.00

20210722-0098661

Name and Address of New Owner:
M.J. Slocum, Trustee, Michael J. Slocum Revocable Trust U/A Dated 4/3/2020, as amended and E.W. Slocum, Trustee, Elizabeth W. Slocum Revocable Trust U/A Dated 11/20/1990, as amended
831 Tyne Valley Court
Nashville, TN 37220

Send Tax Bills To:
M.J. Slocum, Trustee, Michael J. Slocum Revocable Trust U/A Dated 4/3/2020, as amended and E.W. Slocum, Trustee, Elizabeth W. Slocum Revocable Trust U/A Dated 11/20/1990, as amended
831 Tyne Valley Court
Nashville, TN 37220

This Instrument Prepared By:
Limestone Title & Escrow
580 Franklin Road
Suite 203
Franklin, TN 37069

Map & Parcel No: 146-06-0-046

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, Gregory G. Nordstrom and Victoria A. Nordstrom, as tenants by the entirety as to an undivided 50% interest (the "G Entirety Interest") and Steven G. Nordstrom and Tiffany Hope Nordstrom, as tenants by the entirety as to an undivided 50% interest (the "S Entirety Interest"), the said Entirety Interests, as they relate to each other, being held as Joint Tenants with right of Survivorship"the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto M.J. Slocum, Trustee, Michael J. Slocum Revocable Trust U/A Dated 4/3/2020, as amended and E.W. Slocum, Trustee, Elizabeth W. Slocum Revocable Trust U/A Dated 11/20/1990, as amended, "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Treemont of record in Plat Book 6250 pages 895-897, Registers office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Gregory G. Nordstrom and Victoria A. Nordstrom, as tenants by the entirety as to an undivided 50% interest (the "G Entirety Interest") and Steven G. Nordstrom and Tiffany Hope Nordstrom, as tenants by the entirety as to an undivided 50% interest (the "S Entirety Interest"), the said Entirety Interests, as they relate to each other, being held as Joint Tenants with right of Survivorship from Phil Baggett and wife, Kathy Baggett, by Warranty Deed dated 10/15/2013 and recorded 10/17/2013 in Instrument No. 20131017-0108299 and Scrivener's Affidavit of record in Instrument No. 20131210-0125226, Register's Office of said County.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' 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.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 21st day of July, 2021.

(SEAL)
Gregory G. Nordstrom

(SEAL)
Victoria A. Nordstrom

(SEAL)
Steven G. Nordstrom

(SEAL)
Tiffany Hope Nordstrom

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 21st day of July, 2021, before me personally appeared Gregory G. Nordstrom, Victoria A. Nordstrom, Steven G. Nordstrom and Tiffany Nordstrom, 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 21st day of July, 2021.

Notary Signature
My commission expires: 9/21/24

JONATHAN RHYNE
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 3-21-2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

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 $2,400,000.00, 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 21st day of July, 2021.

Notary Public
My commission expires: 9/21/24
File No. QTN-1463-2021

JONATHAN RHYNE
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 3-21-2024