THIS INSTRUMENT PREPARED BY:

Davis Law Group, PLLC
103 Wexford Hall
Hendersonville, TN 37075
Based upon information supplied by Grantor.

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{NOTE: THIS TRANSFER IS EXEMPT FROM TRANSFER TAXES PURSUANT TO T.C.A. SECTION 67-4-409(a)(3)(F).}

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NEW OWNER ADDRESS:	**SEND TAX NOTICES:**	**MAP-PARCEL NOS.:**
Thomas J. Wofford and Nancy T. Wofford, Trustees 904 North 5th Street Nashville, TN 37207	-same-	082-03-479.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF no monetary consideration, **Thomas J. Wofford** (hereinafter referred to as "Grantor"), does hereby grant, transfer, and convey unto **Thomas J. Wofford and Nancy T. Wofford, Trustees of The Thomas and Nancy Wofford Family Trust (under Restated Amendment dated May 20, 2015** (hereinafter collectively referred to as "Grantees"), their successors and assigns, all of Grantor's right, title and interest in a certain tract or parcel of land in the State of Tennessee, Davidson County, and described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Subdivision of McFerrin Lands, Wills Sharpe and Crutcher Add of Record in Plat Book 57, Page 82, in the Regsiter'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 Thomas J. Wofford from Christopher Pegram by Warranty Deed dated July 30, 2013, and of record as Instrument #20130808-0083214 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) property taxes for the current and subsequent years, (b) instruments of record in Plat Book 57, Page 82, of said Register's Office, and (c) any and all existing easements and restrictions as shown of record not stated herein.

This is improved property otherwise known as 904 North 5th Street, Nashville, Tennessee 37207.

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 successors and assigns, forever. Grantor covenants that it is lawfully seized and possessed of said land in fee simple, has a good right

Karen Johnson Davidson County
Batch# 720372 DEEDWARR
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Fees: $12.00 Taxes: $0.00
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to convey it, and that the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds itself, its successors, and legal representatives to warrant and forever defend the title to said property to the said Grantees, their successors 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 my hand this 17 day of September, 2021.

Thomas J. Wofford

STATE OF TENNESSEE)
COUNTY OF SUMNER)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Thomas J. Wofford**, 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 official seal at Hendersonville, Tennessee, this 17th of September, 2021.

Notary Public

07/01/24
My Commission Expires

RANDLE S. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

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AFFIDAVIT OF VALUE

{NOTE: PURSUANT TO T.C.A. SECTION 67-4-409(a)(5), NO OATH OF VALUE IS REQUIRED SINCE THIS TRANSFER IS EXEMPT FROM TRANSFER TAXES PURSUANT TO T.C.A. SECTION 67-4-409(a)(3)(F).}

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