Karen Johnson Davidson County
Batch# 723733 DEEDWARR
09/24/2021 02:38:57 PM 3 pgs
Fees: $18.00 Taxes: $1,110.00
20210924-0128780

WARRANTY DEED

STATE OF TENNESSEE}
COUNTY OF Davidson}

The actual consideration or value, whichever is greater for this transfer is $300,000.00

Affiant

Subscribed and sworn to before me
This 31st day of August 2021.

Notary Public
My Commission Expires: May 5, 2025

ERIC C. ROUSE II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owners as:	Tax Bill To:	Map / Parcel
J B Knight, Jr. 508 Whispering Hills Drive, Nashville TN 37211	New Owner	147 15 0 116.00

This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205.

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 sufficiency of all of which are hereby acknowledged, **Stonewall Jackson,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **J B Knight, Jr.**, (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. A, on the revised Plan of a portion of Whispering Hills Drive, Section I, as of record in Book 2330, Page 133, Register's Office for said County, and described as follows:

BEGINNING at a point in the northeasterly margin of Whispering Hills Drive, at the corner of Lots Nos. A and B; thence with the line between said lots, northeasterly 198.8 feet to a point; thence northwesterly 111 feet to the easterly margin of an unnamed street; thence with the margin of the same, southwesterly 57.2 feet to a monument; and continuing southwesterly 76 feet to the beginning of a curve; thence around said curve, southerly 39.3 feet to the margin of

Whispering Hills Drive; thence with the margin of the same, southeasterly 70.1 feet to the point of beginning.

Being the same property conveyed to Stonewall Jackson, and wife, Juanita W. Jackson, by Installment Deed from William R. Rodgers and wife, Pauline P. Rodgers, for record in Book 2909, Page 473 in the Register's Office for Davidson County, Tennessee.
Juanita W. Jackson has since died and title has vested in Stonewall Jackson as the sole surviving tenant by the entirety.

This is unimproved real property located 508 Whispering Hills Drive, Nashville Tennessee 37211

This conveyance is subject to the following:

1. Taxes for 2021 and subsequent years, a lien, not yet due and payable.
2. Revised Plan of a portion of Whispering Hills, Section I as of record in Book 2330, Page 133
3. Subject to all matters on plat 2330-133

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever. And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 31st day of August 2021.

Stonewall Jackson

Stonewall Jackson, by Stonewall Jackson, Jr., attorney in Fact as recorded in Instrument No. 20151123-0118718, Register's Office for Davidson County, Tennessee. By Stonewall Jackson Jr Attorney in Fact

STATE OF TENNESSEE}
COUNTY OF Davidson }

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared **Stonewall Jackson**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Nashville, Tennessee, this 30th day of April 2021.

Notary Public

My Commission Expires: May 5/2025

ERIC C. ROUSE II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY