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BOX 10-A

WARRANTY DEED

Karen Johnson Davidson County
Batch# 730305 **DEEDWARR**
10/05/2021 01:52:00 PM 2 pgs
Fees: $13.00 Taxes: $14,060.00

20211005-0133864

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $3,800,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF SEPTEMBER, 2021.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMM. EXP. JULY 22, 2025

THIS INSTRUMENT WAS PREPARED BY
Kelly Elrod, Oak Lane Title, LLC, 130 Wilson Pike Circle, Brentwood, TN 37027

File No.: 21-062553

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Courtney Gasper and Christine Gasper, husband and wife	Courtney Gasper and Christine Gasper, husband and wife	118-05-0-166.00
(NAME) 915 Kirkwood Ave	(NAME) 915 Kirkwood Ave	
(ADDRESS) Nashville, TN 37204	(ADDRESS) Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Three Million Eight Hundred Thousand And No/100 Dollars ($3,800,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,
THERESA DOYLE AKA THERESA WORTHINGTON DOYLE, A MARRIED WOMAN,
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
COURTNEY GASPER AND CHRISTINE GASPER, HUSBAND AND WIFE,
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:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Doyle Subdivision of record in Plat Book 9700, Page 81, in the Register'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 Theresa Doyle by Warranty Deed from The Estate of Viola W. Snoddy of record in Book 8888, Page 388, Register's Office for Davidson County, Tennessee, dated March 15, 1993 and recorded on March 16, 1993.

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

Being the same property conveyed to Theresa Doyle by Special Warranty Deed from Third National Bank in Nashville and Joseph Vaulx Crockett, III, Co-Trustees of the Joseph Vaux Crockett Trust of record in Book 9454, Page 713, Register's Office for Davidson County, Tennessee, dated September 2, 1994 and recorded on September 2, 1994.

Being also known as 915 Kirkwood Ave., Nashville, Tennessee 37204.

Marcel Sauve, spouse of Theresa Doyle hereby joins in the execution and conveyance of subject property to convey any and all marital interests and rights he may have in and to said property.

unimproved ☐
This is ☒ property, known as 915 Kirkwood Ave, Nashville, TN 37204
improved

(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 30 day of September, 2021.

Theresa Doyle aka Theresa Worthington Doyle

Marcel Sauve

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, the within named, Theresa Doyle aka Theresa Worthington Doyle and Marcel Sauve the bargainor(s), 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 30 day of September, 2021.

Kelly Greene Elred
Notary Public
My Commission Expires: 09-21-2024

KELLY GREENE ELROD
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 09-21-2024