Karen Johnson Davidson County
Batch# 762426 DEEDWARR
11/29/2021 03:14:19 PM 2 pgs
Fees: $13.00 Taxes: $2,497.50

20211129-0157355

WARRANTY DEED

ADAM H. JEFFERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires on 05/05/2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $675,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 22 DAY OF November, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karisa Locke	newowner	
(NAME)	(NAME)	061-08-0-100.00
4703 Log Cabin Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **TYLER WARD, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KARISA LOCKE, MARRIED,** HEREINAFTER CALLED THE GRANTEE, HER 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 the West part of Lot No. 1 and the West part of the North part of Lot No. 2 of George C. Nolen's Subdivision of a 10-acre tract in the 11th Civil District, not of record, and described as follows:

Beginning at an iron pin in the South margin of Log Cabin Road at the Northwest corner of Lot No, 1; thence, along the rear lines of Lots Nos. 1 and 2 Southerly 260 feet to a point, the corner of Lots Nos. 2 and 3; thence, Easterly, but not along the rear line between said Lots Nos. 2 and 3, 98.76 feet to an iron pin which is 118.52 feet West of the West margin of Camelia Place; thence, Northerly 198.64 feet to an iron pin in the South margin of Log Cabin Road; thence, with the margin of the same Northwesterly 118.02 feet to the beginning, as by survey made by James A. Hamilton, Jr., September 4, 1950.

Being the same property conveyed to Tyler Ward, unmarried, by Warranty Deed from Kim Gregory f/k/a Kim Shelby, unmarried, of record in Instrument No. 20210728-0101344, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 4703 Log Cabin Road, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

GC-21-4703

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 my hand this 22 day of March, 2021

TYLER WARD

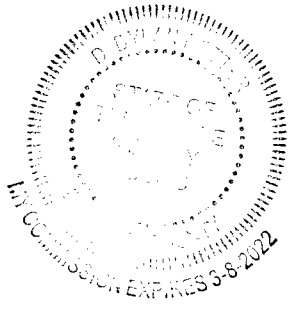
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tyler Ward, the bargainor, 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 this 22 day of March, 2021.

Commission expires:



Notary Public