Karen Johnson Davidson County
Batch# 854201 DEEDWARR
05/12/2022 11:28:30 AM 3 pgs
Fees: $18.00 Taxes: $925.00
20220512-0054722

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of May, 2022.

Notary Public
MY COMMISSION EXPIRES: 09/23/2025
File No. 22-16027

RACHEL L. DUDLEY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Robin W. O'Shields (NAME)	New Owner (NAME)	133-14-0-012
700 Park Regency Place NE #2101 (STREET ADDRESS)	(STREET ADDRESS)	
Atlanta, GA 30326 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Starla L. Asher, a married woman**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robin W. O'Shields, an unmarried woman**, 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. 49 on the plan of Abbay Hall-Section I, of record in Book 2331, Page 18, Register's Office for said County.

Said Lot No. 49 fronts 78.0 feet on the southerly margin of Inwood Drive and extends back 175.0 feet on the easterly line and 175.8 feet on the westerly line to a dead line in the rear, measuring 78.1 feet thereon.

Being the same property conveyed to Nella M. Pitt and Starla L. Edwards, as joint tenants with rights of survivorship, by Deed from Henry Edwards and spouse, Starla L. Edwards, dated October 19, 1993, and recorded on October 20, 1993, of record in Book 9120, Page 472, Register's Office for Davidson County, Tennessee. The said Nella M. Pitt, having since died on April 25, 2016, leaving title vested in Starla L. Edwards as the surviving tenant by the entirety.

Starla L. Edwards having since married, now known as Starla L. Asher.

Robert B. Asher joins in this execution of this instrument to convey any interest in subject property, marital or otherwise.

Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the plat recorded in Plat Book 2331, Page 18, Register's Office for Davidson County, Tennessee.

The 2021 taxes have been paid by the Grantor. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
This is improved property, known as 507 Inwood Drive, Nashville, TN 37211.

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. Whenever 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/our hand(s) this 2nd day of May, 2022.

Starla L. Asher

Robert B. Asher

STATE OF Tennessee
COUNTY OF DeKalb

On this 2nd day of May, 2022, before me personally appeared Starla L. Asher and Robert B. Asher, 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 2nd day of May, 2022.

Notary Signature
My commission expires: 9-20-2025

MONICA PARKER
TENNESSEE NOTARY PUBLIC
My Comm Exp. 09/20/2025
COUNTY OF RUTHERFORD

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

Tennessee Certification of Electronic Document

I, Trudy Milliken, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 5|2|22 (date of document).

Affiant Signature

5|2|22
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 2nd day of May, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY