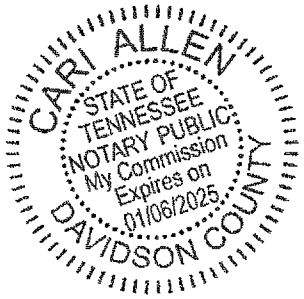
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $350,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF SEPTEMBER, 2022.

Notary Public

MY COMMISSION EXPIRES: 1-6-25
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. Eric Hennessee, Hennessee Law, P.O. Box 330793, Murfreesboro, TN 37133-0793

File No.: 22-292M

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO(S).
Melva Black	Melva E. Black	058-14-0-067.00 and
(NAME)	(NAME)	
112 Queens Lane	112 Queens Lane	
(ADDRESS)	(ADDRESS)	
Nashville TN 37218	Nashville TN 37218	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Ten Dollars ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **DOROTHY MAE WHITTMORE, A WIDOW**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MELVA BLACK, AN UNMARRIED WOMAN**, HEREINAFTER CALLED THE GRANTEE, 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. 232 on the Plan of Enchanted Hills Section 10 of record in Plat Book 4460, Page 39, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 232 fronts 138.1 feet on the East margin of Queens Lane and extends back 328.6 feet on the North line, and 303.3 feet on the South line to a line on the rear on which it measures 140.20 feet.

Being the same property conveyed to G. Howard Doty Trustee by Quitclaim Deed from Herbert S. Whittmore, Sr. and wife, Dorothy Mae Whittmore of record in Book 5890, page 618, Register's Office for Davidson County, Tennessee, dated May 14, 1982, and recorded on May 26, 1982 and within the same deed the said G. Howard Doty, Trustee conveyed his interest in the subject property to Dorothy Mae Whittmore

Karen Johnson Davidson County
Batch# 919944 DEEDWARR
09/21/2022 02:15:30 PM 4 pgs
Fees: $23.00 Taxes: $1,295.00
20220921-0105040

unimproved ☐

This is improved ☒ property, known as 112 Queens Lane, Nashville, TN 37218

(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 GRANTEE, her heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 10th day of September 2022

Dorothy Mae Whittmore

Dorothy Mae Whittmore

STATE OF TENNESSEE

COUNTY OF Rutherford

On this 10th day of September 2022, before me personally appeared Dorothy Mae Whittmore, 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 (or person's) free act and deed.

Witness my and official seal this 10th day of September 2022

Notary Public

My Commission Expires: _____

AMY GENTRY
TENNESSEE NOTARY PUBLIC
My Comm Exp. March 8, 2025
COUNTY OF CANNON

File Number: 20220884

EXHIBIT "A"

BEING Lot No. 232 on the Plat of Enchanted Hills Section 10 for record in Book 4460, Page 39, Register's Office for Davidson County, Tennessee.

SAID Lot No. 232 fronts 138.1 feet on the east margin of Queens Lane and extends back 328.6 feet on the north line, and 303.3 feet on the South line to a line on the rear on which it measures 140.20 feet.

Being the same property conveyed to Melva Black, herein by warranty deed dated 16th day of September, 2022, of record at _____ in said Register's Office Tennessee.

Certificate of Authenticity

I, Holly Mason, 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 9/16/22.

Affiant Signature

9/16/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 16th day of September, 2022.

Notary's Signature

(Notary Seal)

My Commission Expires: 11/3/23