Name and Address of New Owner:
Andrea Bush
408B Saint Francis Avenue
Nashville, TN 37205

Karen Johnson
Batch # 1199553
10/31/2024 01:25:00 PM
Fees: $18.00 Taxes: $2,771.30
Davidson County
DEEDWARR
3 pgs
20241031-0084444

Send Tax Bills To:
Andrea Bush
408B Saint Francis Avenue
Nashville, TN 37205

This Instrument Prepared By:
Katie Matson
Blueprint Title TN
401 Church Street
#1710
Nashville, TN 37219

Map & Parcel No: 104-01-0-462

WARRANTY DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Gabrielle L. Bley and Jordan A. Bley, a married couple**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Andrea Bush, a single person,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of West End Park Terrace of record in Plat Book 647, Page 38, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. JAB GLB L JAB A GLB

Being the same property conveyed to Gabrielle ~~A.~~ Bley and Jordan ~~L.~~ Bley, wife and husband by Warranty Deed from Zachary Hurd and Jourdan Breann Hurd, husband and wife, recorded on April 13, 2020, in Instrument Number 20200413-0038367, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

The instrument constituting the source of the Borrower's interest in the foregoing described property was a Warranty Deed recorded , Page [under Instrument No.] in the Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 12th day of September, 2024.

Gabrielle L Bley (SEAL)
Gabrielle L. Bley

Jordan A. Bley (SEAL)
Jordan A. Bley

STATE OF TENNESSEE
COUNTY OF Davidson

On this 12th day of September, 2024, before me personally appeared Gabrielle L Bley and Jordan A Bley, 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 12th day of September, 2024.

Notary Signature
My commission expires: 07/03/28

ANN STATHOS DONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF PUTNAM

The consideration or value of the property whichever is greater for this transfer is $ 749,000.00

Affiant

Sworn to and subscribed before me this 22 day of October, 2024.

Notary Public

My Commission Expires:
2-23-28

