Karen Johnson Davidson County
Batch# 1244089 DEEDWARR
03/06/2025 03:55:30 PM 2 pgs
Fees: $13.00 Taxes: $370.00
20250306-0017099

This Instrument Prepared by:
ADAM J. BERK, ESQ.
ELDER LAW OF NASHVILLE PLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

From information furnished by the parties

The actual consideration or value whichever is greater for this transfer is MONETARY CONSIDERATION in the amount of $100,000.00.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 17th day of February, 2025.

ADAM J. BERK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Ashley Salisbury, Affiant

NOTARY PUBLIC
My Commission Expires: 11/2/26

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Rebecca M. Heflin 368 Wimpole Drive Nashville, TN 37211	SAME	119 03 0 110 00

FOR MONETARY CONSIDERATION, I, **Ashley Salisbury ("Grantor")**, by these presents do hereby convey unto **Rebecca M. Heflin ("Grantee")** a $100,000.00 interest with right of survivorship, rights, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 80, on the Plan of Glencliff Estates, Section 5, of record in Plat book 2133, Page 21, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Ashley Salisbury from Nannette Bahlinger by Warranty Deed, of record in Instrument No. 20230418-0028369, in the Register's Office of Davidson County, Tennessee, executed April 17, 2023, and recorded April 18, 2023.

Grantee shall own the property with right of survivorship subject to the following terms and conditions:

GRANTEE SHALL HAVE NO RIGHT TO ANY APPRECIATION OR INCREASE IN THE PROPERTY'S VALUE OVER TIME.

This improved property known as 368 Wimpole Drive, Nashville, TN 37211.

Witness my hand this 17th day of February, 2025.

Ashley Salisbury, *Grantor*

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Ashley Salisbury**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 17th day of February, 2025.

ADAM J. BERK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 11/2/2026