WARRANTY DEED

SCASH-98-5360

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
14th DAY OF January 1999

Notary Public

MY COMMISSION EXPIRES: 4-22-01
(AFFIX SEAL)

DEBBIE C. WILLIAMS NOTARY PUBLIC LARGE RUTHERFORD COUNTY, TENNESSEE

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark A. Whaley (NAME)	Mark A. Whaley (NAME)	MAP 137
2003 Granny Wright Lane (ADDRESS)	1316 Viley Road (ADDRESS)	PARCEL 53
Nashville, Tennessee (CITY) (STATE) (ZIP)	Lexington, KY 40504 (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, WE, Bertha Louise Tippit Smith, unmarried, Hazel Marie Tippit Spain, married, Wayne C. Tippit, married, Ruth Y. Tippit, unmarried, Rogert H. Tippit, unmarried, * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark A. Whaley

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:

BEGINNING in the center of the road at the south west corner of the old J. F. Wiley Tract of Land, a plan of which is of record in book No. 57, page 84, Register's Office of Davidson County, Tennessee. Thence with said road northerly 27 1/2 poles; thence west 35 poles to a point where an elm and cedar formerly stood; thence southerly to the center of road at a point 41 poles westerly from the beginning point; thence with the center of said road easterly 41 poles to the beginning, and being out the south east corner of the tract of land conveyed by George W. Castleman and wife, (Sarah Susianna) Castleman to Hugh B. Tippit and wife, Lexie Corrine (Cook) Tipppit by deed of record in Book No. 769, page 49, of said Register's Office.

Being the same property conveyed to the within named grantors by deed of record in Book 1077, page 394 Register's Office for said County. The said grantors being deceased, see attached Affidavit of Heirship being recorded herewith.

No insurance is afforded as to the exact amount of acreage contained in the property described herein.

This conveyance is subject to any and all existing easements and restrictions of record.

THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

4372 01/19 0101 03CHECK 74.50

unimproved ( )
This is improved (X) property, known as 2003 Granny Wright Lane, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*Richard N. Tippit, married, Michael Anthony Tippit, unmarried, Judy L. McBride, unmarried, and Edwin Ray McBride, married.

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 our hand s this 14th day of ~~December~~ January, 1998 99

Bertha L. Tippit Smith — Bertha Louise Tippit Smith
Wayne C. Tippit — Wayne C. Tippit
Ruth Y. Tippit — Ruth Y. Tippit
Hazel T. Spain — Hazel Marie Tippit Spain
Roger H. Tippit — Roger H. Tippit
Richard N. Tippit — Richard N. Tippit
Michael Anthony Tippit — Michael Anthony Tippit
Judy L. McBride — Judy L. McBride
Edwin Ray McBride — Edwin Ray McBride

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STATE OF TENNESSEE
COUNTY OF

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bertha Louise Tippit Smith, unmarried, Hazel Marie Tippit Spain, married, Wayne C. Tippit, married, Ruth Y. Tippit, unmarried, Rogert H. Tippit, unmarried, Richard N. Tippit, married, Michael Anthony Tippit, unmarried, **

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that theyexecuted the within instrument for the purposes therein contained. Witness my hand and official seal at Smyrna, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____ .

My commission expires _____

_____
Notary Public

** Judy L. McBride, unmarried, and Edwin Ray McBride, married.

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 111 W. College Street, Murfreesboro, Tennessee 37130
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☒ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Linda Mosley, a Notary Public in and for said County and State, the within named Ruth V Tippit the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and offical seal at Hermitage, Tn this 16th day of Dec, 1998.

Commission expires 1-5-2002 Linda Mosley

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Linda Mosley, a Notary Public in and for said County and State, the within named Rogers L Tippit 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 offical seal at Hermitage, Tn this 16th day of Dec, 1998.

Commission expires 1-5-2002 Linda Mosley
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Linda Mosley, a Notary Public in and for said County and State, the within named Richard N Tippit 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 offical seal at Hermitage, Tn this 16th day of Dec, 1998.

Commission expires 1-5-2002 Linda Mosley
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Linda Mosley, a Notary Public in and for said County and State, the within named Wayne C Tippit 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 offical seal at Hermitage, Tn this 16th day of Dec, 1998.

Commission expires 1-5-2002 Linda Mosley
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, DARLENE GREGORY, a Notary Public in and for said County and State, the within named Edwin Ray McBride 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 offical seal at Nashville, Tn this 16th day of Dec, 1998.

My Commission Expires MAR. 24, 2001

Commission expires_____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, DARLENE GREGORY, a Notary Public in and for said County and State, the within named Nancy S Pierce the bargainor____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and offical seal at Nashville, TN this 26th day of Dec, 1998.

My Commission Expires MAR. 24, 2001
Commission expires_____

Notary Public

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, Diane Walden, a Notary Public in and for said County and State, the within named Hugh F. Spain the bargainor____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and offical seal at Smyrna, TN this 29th day of Dec, 1998.

Commission expires 4/16/2000

Notary Public

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, Diane Walden, a Notary Public in and for said County and State, the within named Bertha L. Tippit Smith the bargainor____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and offical seal at Smyrna, TN this 29th day of Dec, 1998.

Commission expires 4/16/2000

Notary Public

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, Veronica E. Victory, a Notary Public in and for said County and State, the within named Michael Anthony Tippit 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 offical seal at Smyrna, TN this 29th day of Dec., 1998.

Commission expires 10-21-2000

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____ the bargainor____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and offical seal at _____, _____this_____day of _____, 1998.

Commission expires_____

Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

99 JAN 19 PM 3:44
ELLIOTT REGISTER
DAVIDSON COUNTY, TN.

05382292
IDENTIFICATION REFERENCE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

CO	CONVEYANCE	CC	CERTIFIED COPY	MISC	MISCELLANEOUS
MO	MORTGAGE	REL	RELEASE	CO TX	STATE TAX CONVEY
WD	WARRANTY DEED	UCC	UNIFORM COMMERCIAL CODE	MO TX	STATE TAX MORT
TD	TRUST DEED	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

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0538292

IDENTIFICATION REFERENCE

99 JAN 19 PM 3:44

REGISTER
DAVIDSON COUNTY, TN.

CAPI	15000.00
CONV TX	55.50
PRFEE	1.00
MTGEX	16.00
CFEE	2.00
TOTAL	74.50
CHECK	74.50

01/19/99 01 15:42 0001 4372

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1413801