WARRANTY DEED

H--DENNIS-99-0066

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,500.00

Affiant

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

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES: My Commission Expires NOV. 27, 1999

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPAREED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roberts Family Rev.LivingTrust and Donald	P. Roberts, Trustee and Hillery W. Roberts, Trustee	
310 Wilson Pike (NAME) ~~5064 Meta Drive~~	(NAME) SAME	161-2-168
Brentwood (ADDRESS) ~~Nashville~~, Tennessee ~~37211~~ 37027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(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, John M. Garrett HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roberts Family Rev.LivingTrust, Donald P. Roberts, Trustee and Hillery W. Roberts, Trustee 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. 60 on the plan of McMurray Place Section Two of record in Plat Book 5200, Page 440, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to John M. Garrett and wife, Janice L. Garrett by Deed from Thelma G. Garrett of record in Book 9323, Page 96, Register's Office of Davidson County, Tennessee.

Also, being the same property conveyed to John M. Garrett by Quitclaim Deed from Janice L. Garrett of record in Book 10108, Page 593, Register's Office of Davidson County, Tennessee.

05925509
ILLEGIBLE FOR REFERENCE
99 MAY 27 PM 6:43
BILL BARRETT REGISTER
DAVIDSON COUNTY, TN.
RECD FEE
3936 05/27 0101 03CHECK 482.75

unimproved ( )
This is improved (X) property, know as 5064 Meta Drive, Nashville, Tennessee 37211
(House Number) (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 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 my/our hand(s) this 14th day of May, 1999.

John M. Garrett

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

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Dennis Wright, a Notary Public in and for said County and State, the within named John M. Garrett the bargainor (s), 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 official seal at Madison, Tennessee, this 14th day of May, 1999.

DENNIS WHIGHAM NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires _____

_____
Notary Public
My Commission Expires NOV. 27, 1999

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State 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 _____.

Witness my hand and official seal at office at _____ on this the 14th day of May, 1999.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
RUDY TITLE AND ESCROW, LLC.

☐ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 2000 Glen Echo Road, Suite 209
Nashville, Tennessee 37215

☒ 4733 Andrew Jackson Parkway, Suite 1-C
Hermitage, Tennessee 37076

☐ 224 Old Hickory Boulevard, Suite B
Nashville, Tennessee 37221

☐ 1770 Kirby Parkway, Suite 207
Forum Building III
Memphis, Tennessee 38138

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11498 PG. 948

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

0592509

IDENTIFICATION REFERENCE

99 MAY 27 PM 6:44

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

			CAMT	
				127500.00
			CON TX	471.75
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	482.75
			CHECK	482.75
05/27/99	01	18:47	0001	1936

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1466503