WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $~~125,100.00~~ 110,500.00

Grover Thomas Hicks Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF MAY, 2002.

Notary Public

MY COMMISSION EXPIRES: 4/16/06

(AFFIX SEAL)

WILLIAMSON COUNTY, TENNESSEE NOTARY PUBLIC AT LARGE JACK CASE WILSON

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC, 7100 Executive Center Drive, Ste. 150, Brentwood, Tennessee 37027

F-0525

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Grover Thomas Hicks Jr.	Grover Thomas Hicks Jr.	108-04-0-A-081.00CO
(NAME)	(NAME)	
4620 Raccoon Trail	4620 Raccoon Trail	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Hermitage, TN 37076	
(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, Bank One, National Association, as Trustee, f/k/a First National Bank of Chicago, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Grover Thomas Hicks Jr., a married man, and Southern Style Builders, ~~LLC~~, Inc. 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 situated in the City of Nashville, Davidson County, Tennessee, described as: Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of the Villages of Larchwood, Phase II, Section 3, of record in Book 9700, Page 861, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Bank One, National Association, as Trustee, f/k/a First National Bank of Chicago by Substitute Trustee's Deed from Arnold M. Weiss, Substitute Trustee of record in Instrument No. 20011119-0126875, and in Instrument No. 20010702-0069582, Register's Office Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1208 Danbury Court, Nashville, TN 37214

(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 hand this 16th day of May, 2002.

Bank One, National Association, as Trustee, f/k/a First National Bank of Chicago

By: Sharmel Dawson-Dyer

Sharmel Dawson-Dyer

Asst VP

Davidson County DEEDWARR
Recvd: 06/10/02 12:24 2pgs
Fees:13.00 Taxes:408.85

20020610-0070225

DELAWARE INCORPORATION SERVICE CO. RESIDENT AGENT

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Sharmel Dawson-Tyan with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Asst Vice President respectively of the Bank One, National Association, as Trustee f/k/a First National Bank of Chicago, the within named bargainor, and corporation, and that he/she as such Asst Vice president being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Corporation as such Corporation.

Notary Public

My Commission Expires: _____

MARY FAULKNER M. STEPHENSON
Commission # 1361972
Notary Public - California
San Diego County
My Comm. Expires Apr 16, 2008

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027