WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$247,500.00**

Gary A. Myers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF SEPTEMBER, 2002.

Notary Public

MY COMMISSION EXPIRES: July 26, 2003.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Michael J. [illegible], P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

My Commission Expires July 26, 2003

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary A. Myers	**SunTrust Bank**	**117-1-F-8CO**
(NAME)	(NAME)	
115 Lynnbrook Court, Unit 8	**P. O. Box 305110/7th Floor**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	**Nashville, TN 37230-5110**	
(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, **MARY K. HUDDLESTON EARTHMAN AND JOHN C.B. EARTHMAN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GARY A. MYERS**, 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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 8, Lot 4 on the plan of Lynnbrook Place, of record in Book 5800, Page 274 and as amended in Exhibit "B" to the Master Deed and By-Laws of record in Book 6139, Page 302, said Register's Office, to which plan and exhibit reference is hereby made for a more complete description thereof.

Being the same property conveyed to Mary K. Huddleston by deed from Stephen J. Materazzi and spouse, Kathleen Beatty Materazzi of record in Book 9806, Page 600 Register's Office for Davidson County, Tennessee. The said Mary K. Huddleston is now known as Mary K. Huddleston Earthman.

The said John C. B. Earthman, husband of the said Mary K. Huddleston Earthman, joins in this conveyance for the purpose of conveying any and all right and title that he may now, or at any time in the future, have in subject property, especially his marital rights.

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

unimproved ☐

This is improved ☒ property, known as **115 Lynnbrook Court, Unit 8 Nashville, TN 37215**

(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 6th day of September, 2002.

Mary K. Huddleston Earthman

John C. B. Earthman

Davidson County DEEDWARR
Recvd: 09/10/02 07:55 2pgs
Fees:13.00 Taxes:915.75

20020910-0109302

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary K. Huddleston Earthman and John C. B. Earthman, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6th day of September, 2002.

Commission expires: July 26, 2003

Shannon Philbin Notary Public

SHANNON PHILBIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 26, 2003