WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/31/02 09:39 2pgs
Fees:13.00 Taxes:599.03

20021231-0162411

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $161,900.00

Derrick T. Gray
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF DECEMBER, 2002.

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENNESSEE

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Law Offices of Robert L. Scruggs, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Derrick T. Gray	**Sebring Capital Partnership, Limited Partnership**	**Map 51.15 C**
(NAME)	(NAME)	
227 Walton Lane	**4000 International PKWY, #3000**	**Parcel 5**
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	**Carrollton, TX 75007**	
(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, **William H. Dorris and Robert B. Huffine**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Derrick T. Gray and wife, Venita O. Gray,** 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. 5 on the Revised Final Plat for Section 1 Walton Oaks Subdivision of record as Instrument No. 20011206-0134230, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to William H. Dorris and Robert B. Huffine by deed from Joe L. Wall and Mike Suggs, of record as Instrument No. 20011210-0135882, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions and easements; (a) 2002 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record as Instrument No. 2001206-0134230, said Register's Office; and (c) Restrictive covenants contained as Instrument No. 20010927-0104591, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 227 Walton Lane, Madison, TN 37115
(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 our hands this 26th day of December, 2002.

William H. Dorris

Robert B. Huffine

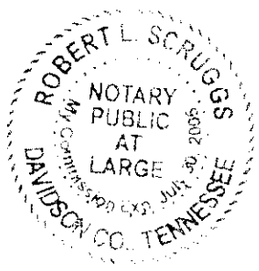
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before, the undersigned, a Notary Public, in and for said County and State, the within named, William H. Dorris and Robert B. Huffine 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 Brentwood, Tennessee this 26th day of December, 2002.

Commission expires:



Notary Public