WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,500.00

Todd Bad
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF JUNE, 2004.

My Commission Expires 09/22/2007 Bridget A. Jackson
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

BRIDGET A. JACKSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 06/28/04 12:48 2pgs
Fees:13.00 Taxes:345.95

20040628-0076403

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herbert B. Brady III	Fremont Investment & Loan	Map 136
(NAME) 2720 Park Dale Drive	(NAME) One Transam Plaza	Group 13-0
(ADDRESS) Nashville, TN 37214	(ADDRESS) Oakbrook Terrace Illinois 60181	Parcel 151
(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,
Michael E. Meehan, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Herbert B. Brady III ,an unmarried man, 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:**

Being Lot No. 11 on the Plan of PARK DALE SUBDIVISION, as of record in Plat Book 6200, Page 597, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Michael E. Meehan by deed from JOHNNIE L. WALKER of record in INSTRUMENT NUMBER 20001122-015455 AND FILED FOR RECORD ON NOVEMBER 22, 2000, Register's Office for said County.

RIGHT OF ADJOINING OWNERS ALONG AN EXISTING PRIVATE DRIVE as shown of record in Deed Book 7273, Page 952, Register's Office for said County.

Restrictive Covenants of record in Deed Book 7472, Page 531, Register's Office of said County.

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

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 2720 Park Dale Drive, 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/our hand(s) this 22nd day of June, 2004.

Michael E. Meehan

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Michael E. Meehan the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 6/22/2004

My Commission Expires: 1-23-06

Notary Public

File Number2406146
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

EXHIBIT A

Land in Davidson County, Tennessee , being lot No. 11 on the Plan of Park Dale Subdivision, of record in Book 6200, Page 597 Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Michael E. Meehan by Warranty Deed from Johnnie L. Walker of record in Instrument #20001122-0115455, Register's Office for Davidson County, Tennessee.

The conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.