WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of July, 2004.

Notary Public

MY COMMISSION EXPIRES: 2-23-08

(AFFIX SEAL)

MARY ANNE HARDAWAY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 07/30/04 13:51 2pgs
Fees:13.00 Taxes:407.00

20040730-0091578

THIS INSTRUMENT WAS PREPARED BY
, 379 East Main Street
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Katherine Brock	Katherine Brock	076-05-055.00
(NAME)	(NAME)	
4936 Shadow Lawn Dr.	4936 Shadow Lawn Dr.	
(ADDRESS)	(ADDRESS)	
Hermitage, TN	Hermitage, TN 37076	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20041397

For and consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **we, Thomas Ray Vick Sr. and Cynthia L. Vick**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Katherine Brock**, hereinafter called the GRANTEE, **his/her** 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. 50 on the plan of Hidden Hill of record in Book 4860, page 43, Register's Office for said County.

Said Lot No. 50, which is a corner lot, fronts 114.18 feet on the northwesterly margin of Shadowlawn Drive and fronts 102.63 feet on the northwesterly margin of Shadowlawn Court, said frontages being joined by a curve having a length of 39.27 feet and extends back 114.87 feet on the northwesterly line and 110.00 feet on the northeasterly line to a point of intersection.

Being the same property conveyed to Thomas Ray Vick, Sr. and Cynthia L. Vick, husband and wife, by deed from Rodney L. Wilson and Ila R. Wilson husband and wife, of record in Book 9302, page 841, Register's Office for Davidson County, Tennessee.

~~unimproved~~ ☒

This is improved ☒ property, known as 4936 Shadow Lawn Dr., Hermitage, TN 37076

(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 GRANTEE, his/her heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his/her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness our hands this 28th day of July, 2004.

Thomas Ray Vick Sr.

Cynthia L. Vick

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Thomas Ray Vick Sr. and Cynthia L. Vick, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Thomas Ray Vick Sr. and Cynthia L. Vick executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Springfield,~~ Hendersonville Tennessee this. 28th day of July 2004.

Commission expires: 2-23-06

MARY ANNE HARDAWAY
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

Notary Public