WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/06/04 14:30 1pgs
Fees:13.00 Taxes:588.30

20040806-0095225

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $159,000.00

BARBARA KEMP NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENNESSEE

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JULY, 2004.

Notary Public ~~I. DYKE TATUM~~

MY COMMISSION EXPIRES: ~~May 29, 2005.~~ 9/22/07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ESQUIRE TITLE & ESCROW, INC., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MARK C. HILL	PINNACLE NATIONAL BANK	**141-15-B-13CO**
(NAME)	(NAME)	
7433 ROLLING RIVER PARKWAY	211 COMMERCE STREET STE 300	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221	NASHVILLE TN 37201	
(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, **RICHARD F. KIBBY and MARILYN G. KIBBY, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARK C. HILL and JODI HILL, husband and wife**, 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. 289 ON THE PLAN OF ROLLING RIVER ESTATES, PHASE II, AS OF RECORD IN BOOK 5200, PAGE 7, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

unimproved ☐

This is improved ☒ property, known as **7433 ROLLING RIVER PARKWAY, NASHVILLE, TN 37221**

(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 30th day of July, 2004.

Richard F. Kibby
RICHARD F. KIBBY

Marilyn G. Kibby
MARILYN G. KIBBY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **RICHARD F. KIBBY AND WIFE MARILYN G. KIBBY**, with whom I am personally acquainted, and whom, upon oath, acknowledged **THEMSELVES** to be the persons who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 30th day of July, 2004.

Commission expires: May 29, 2005

I. DYKE TATUM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

I. DYKE TATUM Notary Public