WARRANTY DEED

BOX 10-A

PICK-UP

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 11/24/07

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $459,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF OCTOBER, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George E. Liesmann Jr.	Bank of America	Map 104-14-H
(NAME) 334 Whitworth Way	(NAME) 830 North Central Avenue	Parcel 21
(ADDRESS) Nashville, TN 37205	(ADDRESS) St. Petersburg, FL 33701	
(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, **CAROLYN A. SPURGEON AND HUSBAND, ANDREW J. SPURGEON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GEORGE E. LIESMANN JR. AND WIFE, NANCY A. LIESMANN**, 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. 31 on the Plan of Whitworth, Phase III, Section I, of record in Plat Book 7900, pages 866-868, as amended in Book 9582, page 834, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Carolyn A. Spurgeon, married, by deed from Rochford Realty & Construction Co., Inc., of record in Book 10525, page 191, said Register's Office.

This conveyance is subject to (a) 2004 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 6899, pages 866-868, said Register's Office; (c) restrictive covenants of record in Book 9567, page 185, Book 9567, page 216, Book 8026, page 305, Book 8282, page 45, Book 9144, page 153 and Book 9778, page 27, said Register's Office; (d) Bylaws of record in Instrument #20020812-0097386, said Register's Office; and (e) easements of record in Book 3467, page 204, Book 3573, page 442, Book 9736, page 221 and Book 9567, page 691, said Register's Office.

Andrew J. Spurgeon joins in executing this Deed to convey any rights he may have in said property.

unimproved ☐

This is improved ☒ property known as 334 Whitworth Way, Nashville, TN 37205

(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.

Davidson County DEEDWARR
Recvd: 11/01/04 09:12 2pgs
Fees:13.00 Taxes:1698.30
20041101-0130458

Witness my hand this 29th day of October, 2004.

Carolyn A. Spurgeon
By: Katherine Spurgeon Deal, Attorney in Fact

Andrew J. Spurgeon
By: Katherine Spurgeon Deal, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 29th day of October, 2004, before me personally appeared **Katherine Spurgeon Deal**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Carolyn A. Spurgeon and Andrew J. Spurgeon, and who acknowledged that she executed the same as the free act and deed of Carolyn A. Spurgeon and Andrew J. Spurgeon.

Witness my hand and official seal at Nashville, Tennessee this 29th day of October, 2004.



Commission expires:

Notary Public