WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$650,000.00**

Mary R. Baker
Affiant

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

Laurie M. Hart
Notary Public

MY COMMISSION EXPIRES: 12-15-04
(AFFIX SEAL)

LAURIE M. HART NOTARY PUBLIC AT LARGE 12-15-2004 WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bright Built Homes, LLC, a Tennessee Limited Liability Company	SAME	**130-7-13**
(NAME)	(NAME)	
701 Westview Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(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, **Kathryn Brett Rich, Trustee of The Kathryn Brett Rich Revocable Living Trust**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bright Built Homes, LLC, a Tennessee Limited Liability Company,** HEREINAFTER CALLED THE GRANTEES, ~~ITS~~ SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land located in Davidson County, Tennessee, being that part of Lot No. 192, on the plan of the Royal Oaks Land Company Subdivision of the Baker Tract, as of Record in Book 421, Pages 102 and 103, of the Register's Office of Davidson County, Tennessee, which said part of Lot No. 192, fronts 200 feet on West View Avenue and extends back westerly 400 feet along 8th Street and is 216 feet wide at the rear, the part of said Lot herein conveyed includes all of said Lot No. 192 except 50 feet off the south side, which 50 feet was conveyed to Mrs. J. E. Henry.

Being the same property conveyed to the Kathryn Brett Rich Revocable Living Trust by quitclaim deed from Kathryn B. Rich of record in Instrument No. 200008230083292, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record and property taxes for the current year.

unimproved ☐

This is improved ☒ property, known as **701 Westview Avenue, 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, its successors 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 hand this 29th day of October, 2004.

The Kathryn Brett Rich Revocable Living Trust

By: Kathryn Brett Rich, Trustee
Kathryn Brett Rich, Trustee

Kathryn Brett Rich, Trustee
Individually

Davidson County DEEDWARR
Recvd: 11/01/04 09:23 2pgs
Fees:13.00 Taxes:2405.00

20041101-0130463

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named The Kathryn Brett Rich, Trustee of The Kathryn Brett Rich Revocable Living Trust, the bargainor, 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 in her capacity as Trustee for the aforesaid Trust for the purposes therein contained.

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

Commission expires:

Shannon Philbin Notary Public

