WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/24/04 09:49 2pgs
Fees:13.00 Taxes:444.00

20041124-0140859

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF NOVEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

CANDACE Y. BURNETTE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENNESSEE EXPIRES 11-14-06

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia Meyr	Patricia Meyr	098 00-00-118
(NAME) 283 County Road 539	(NAME) 283 County Road 539	
(ADDRESS) Jackson, MO 63755	(ADDRESS) Jackson, MO 63755	
(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, Northcourt Green, Inc. , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patty Meyr and Rex Meyr , 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 the 4th Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, Surveyor, dated September 10, 1966, as follows:

Beginning on the easterly margin of Earhart Road at the southwest corner of the property conveyed to Melvin A. Farrell and wife, as of record in Book 4233, page 287, Register's Office for said County; thence with said Farrell's southern boundary line, south 85 deg. 58' east, 1483.9 feet; thence south 4 deg. 27' west 198.5 feet; thence north 85 deg. 58' west 1434.5 feet to the easterly margin of Earhart Road; thence with said read north 3 deg. 34' west 39.3 feet, north 15 deg. 08' west 100 feet and north 18 deg. 27' west 27.4 feet to the beginning containing 5.29 acres, more or less.

Being the same property conveyed to Northcourt Green, Inc. by Quitclaim deed from Patrick M. Nash of record in Instrument No. _____, Register's Office for said County.

Also by Final Decree Confirming Sale of record in Instrument NO. 20031014-0152210, Register's Office for said County.

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 3187 Earhart Road, 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 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 19th day of November, 2004.

Northcourt Green, Inc.

By: _____
President

Attest: _____

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Dennis Nordhoff with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of Northcourt Green, Inc. the within named bargainer, a corporation, and that, Dennis Nordhoff as such President, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by Dennis Nordhoff as such President.

Witness my hand and official seal this 11/19/2004

My Commission Expires: _____

Notary Public

CANDACE Y. BURNETTE
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TENNESSEE
EXPIRES 11-14-06

File Number2411248

RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027