WARRANTY DEED

BOX 50-B
RETURN TO
~~PREPARED~~ BY:
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $515,000.00

Deonna Stapleton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JUNE, 2006.

Notary Public

MY COMMISSION EXPIRES: 1-26-07
(AFFIX SEAL)

JAMES A. WALCHESTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

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
Jill Gilbert and Michael N. Johnston	Merrill Lynch	
(NAME)	(NAME)	116-4-167
811 Wilson Boulevard	3000 Leadenhall Rd	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Mt. Laurel, NJ 08054	
(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, **MICHAEL T. BECKHAM AND WIFE, JILL TINGLEY BECKHAM**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JILL GILBERT AND HUSBAND, MICHAEL N. JOHNSTON,** 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 the North 25 feet of Lot No. 3 and the South 50 feet of Lot No. 2, Block "L", on the Plan of W. M. Cantrell's Subdivision, as of record in Book 332, page 85, Register's Office for said County.

Said parts of said lots front together 75 feet on the westerly side of Wilson Boulevard, formerly Wilson Avenue and Bosley Avenue, and runs back between parallel lines 250 feet, more or less, to the westerly margin of a 15 foot alley.

Being the same property conveyed to Michael T. Beckham and wife, Jill Tingley Beckham by deed from William Lamar Newport, Grantor/Trustee in Bankruptcy for the Bankruptcy Estate of Roy F. Pearson and Edna R. Pearson, of record in Book 9554, page 183, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 2006 real property taxes which have been prorated and assumed by the grantee.

unimproved ☐

This is improved ☒ property, known as 811 Wilson Boulevard, Nashville, TN 37215
(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: 06/15/06 09:06 2 pg:
Fees:13.00 Taxes:1905.50
20060615-0071187

Witness our hands this 12th day of June, 2006.

Michael T. Beckham

Jill Tingley Beckham

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 Michael T. Beckham and Jill Tingley Beckham, the bargainors, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 12th day of June, 2006.

Commission expires:

Notary Public



NOTARY PUBLIC
ALL ARCL
Amy Adams Cowan
My Commission Expires
September 25, 2006
STATE OF TENNESSEE