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WARRANTY DEED	STATE OF TENNESSEE COUNTY OF **Davidson** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 189,510.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF **June, 2006** Notary Public MY COMMISSION EXPIRES: 11/23/09 (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 06/20/06 10:52 2 pgs
Fees:13.00 Taxes:701.19
20060620-0073389

THERESA L. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

This Instrument Prepared By:
Commerce Union Title LLC
5200 Maryland Way Suite 110, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan R. Paulk	~~XXXXXXXXX~~ PRIMETRUST BANK	**127-13 10.00**
(NAME) **8434 Merrymount Drive**	(NAME) 7516 HIGHWAY 70 S., SUITE	110
(ADDRESS) **Nashville,TN 37221**	(ADDRESS) NASHVILLE, TN 37221	
(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, **Crystal L. Miller and Robert J. Miller,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jonathan R. Paulk, unmarried** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TN, DESCRIBED AS FOLLOWS, TO-WIT:

Lot 7, MERRYMOUNT ACRES, SECTION III, as shown on plat of record in Plat Book 4175, Page 91, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Crystal L. Miller and husband, Robert J. Miller by Substitute Trustee's Deed from Arnold M. Weiss, as Substitute Trustee, recorded on the 19th day of May, 2004 in Instrument No. 20040519-0058727, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as **8434 Merrymount Drive, 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.

IN WITNESS WHEREOF, this instrument has been executed on this the **16th** day of **June, 2006.**

Crystal L. Miller

Robert J. Miller

STATE OF Tennessee
COUNTY OF Williamson

Before me, the undersigned Notary in and for said County and State, Crystal L. Miller and Robert J. Miller personally appeared and whom I am personally acquainted or proved on the basis of satisfactory evidence, and who executed this instrument for the purpose(s) therein contained and is their free act and deed.

WITNESS my hand and official seal this 16th day of June, 2006.

Julie Wilbanks
NOTARY

MY COMMISSION EXPIRES: 2/20/08

JULIE WILBANKS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.