BOX 10-A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/22/06 11:27 2 pgs
Fees:13.00 Taxes:414.03
20060822-0103350

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $111,900.00

Amy Adams Gowan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF AUGUST, 2006.

Christine L. Lind
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

CHRISTINE L. LIND NOTARY PUBLIC STATE OF TENNESSEE Exp. 8/6/09 SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 372

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven A. Westfield	New Owner	
(NAME)	(NAME)	
1004 Fairwin Avenue		61-10-189
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(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, **THOMAS P. MCGEE AND WIFE, CLAUDIA A. MCGEE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STEVEN A. WESTFIELD, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS 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. 49 on the Plan of Locust Grove Estates, of record in Book 1424, page 11, Register's Office for Davidson County, Tennessee.

Said Lot No. 49 being a corner lot fronts 65.62 feet on the southerly side of Horseshoe Drive, 148.68 feet on the easterly side of Horseshoe Drive, 25 feet more or less on the curving corner where Horseshoe Drive turns and runs back between converging lines 175 feet on the easterly sideline and 80.67 feet on the southerly side line to a point at the rear,

Being the same property conveyed to Thomas P. McGee and wife, Kelly A. McGee by deed from Allan D. Bass, Jr., a single person, dated December 14, 2002, of record in Book 8816, page 429, Register's Office for Davidson County, Tennessee. Also, being the same property conveyed to Thomas P. McGee by deed from Kelly A. McGee, unmarried, of record as Instrument No. 20060822-0103349, Register's Office for Davidson County, Tennessee.

Claudia A. McGee joins in the conveyance for the purpose of conveying any interest that she may have in said land by reason of marital status or otherwise.

unimproved ☐

This is improved ☒ property, known as 1023 Horseshoe Drive, Nashville, TN 37206
(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 GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 18th day of August, 2006.

Thomas P. McGee

Claudia A. McGee

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 Thomas P. McGee and Claudia A. McGee, 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 18th day of August, 2006.

Notary Public



NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
September 25, 2006
STATE OF TENNESSEE