WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $266,800.00

Carl Slater
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF August, 2006.

Regina E. Johnson
Notary Public

MY COMMISSION EXPIRES: 5-24-2008
(AFFIX SEAL)

REGINA E. JOHNSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl Slater	Same	155-16-0A-397.00 CO
(NAME) 6409 Holly Trace Ct.	(Address)	
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(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, **Bobby L. Ruth and wife, Cathryn Ruth,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carl Slater, 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 Number 345, on the Plan of Traceside, Section Eleven, of record in Plat Book 11700, Pages59-61 and under Instrument Number 20000922-0094253, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Bobby L. Ruth, unmarried by Warranty Deed from Henry H. Hepler and wife, Ashley M. Hepler dated December 13, 2002 and filed for record on December 26, 2002 in Instrument Number 20021226-0158822, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 08/24/06 13:52 2 pgs
Fees:13.00 Taxes:987.16

20060824-0104652

unimproved ☐
This is improved ☒ property, known as 6409 Holly Trace Ct., 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.

Witness our hands this 9 day of August, 2006.

Bobby L. Ruth, by Cathryn Ruth, Atty. In Fact

Cathryn Ruth

STATE OF TENNESSEE
COUNTY OF Davidson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Cathryn Ruth, with whom I am personally acquainted and who upon his/her/their oath acknowledged herself to be the person(s) whose name is subscribed as attorney in fact for Bobby L. Ruth, and acknowledged that she executed the same as the act of her principal for the purposes therein contained.

Witness my hand and official seal this 9 day of August, 2006.

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 5-24-2008

Regina E. Johnson

STATE OF TENNESSEE
COUNTY OF Davidson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Cathryn Ruth, with whom I am personally acquainted and who upon her oath acknowledged herself to be the person(s) who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal this 9 day of August, 2006.

My Commission Expires: 5-24-2008

Regina E. Johnson
Notary Public

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.