WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00

Affiant

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

Notary Public

(AFFIX SEAL)

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
David L. Shaub and Daniel R. Green	New Owners	
(NAME)	(NAME)	147-1-34
5341 Granny White Pike		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(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, I, **RUTH M. KINDALL, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID L. SHAUB, MARRIED AND DANIEL R. GREEN, MARRIED,** 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 Lot No. 446 on the Plan of Caldwell Hall, Section VI, as of record in Book 2900, page 148, Register's Office for said County.

Beginning at a point in the south margin of Lynn Drive at the corner of Lots 446 and 447; thence with the line between said lots, southerly 107.7 feet to a corner of Lot 445; thence with the line between Lots 446 and 447, southwesterly 105.85 feet to the east margin of Hall Court; thence with the margin of the same, northerly 116.26 feet to the beginning of a curve; thence around said curve, northeasterly 39.27 feet to the south margin of Lynn Drive; thence with the margin of the same, easterly 100 feet to the point of beginning.

Being the same property conveyed to Clifford T. Kindall and wife, Ruth M. Kindall by deed from Evelyn N. Goser, of record in Book 4583, page 226, Register's Office for Davidson County, Tennessee. The said Clifford T. Kindall having since died.

unimproved ☐

This is improved ☒ property, known as 357 Lynn Drive, Nashville, TN 37211

(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 I do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my 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: 08/31/06 09:41 2 pgs
Fees:13.00 Taxes:647.50
20060831-0107521

Witness my hand this 31st day of August, 2006.

Ruth M. Kindall

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 Ruth M. Kindall, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of August, 2006.

Notary Public

