# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $121,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF JANUARY, 2007.

Notary Public

MY COMMISSION EXPIRES: May 22, 2010.
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Mark A. Ellmore, Attorney at Law, 1821 Old Murfreesboro Pike, Nashville, TN 37217

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Richard H. Hall | SAME | 147-6-226 |
| (NAME) | (NAME) | |
| 2468 Old Natchez Trace Rd. | | |
| (ADDRESS) | (ADDRESS) | |
| Franklin, TN 37069 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

Davidson County DEEDWARR
Recvd: 01/29/07 09:26 2 pgs
Fees:13.00 Taxes:449.55

20070129-0011417

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,

William Howard Hayes and wife, Dorothy Ayers Hayes,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Richard H. Hall,

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. 8 on the Plan of Section One, Parkview Estates of record in Plat Book 3300, Page 87, Register's Office for said County.

SAID Lot No. 8 fronts 100 feet on the southwesterly margin of Whispering Hills Drive and extends back between lines 189.6 feet on the northwesterly line and 156.3 feet on the southeasterly line to a dead line on the rear, measuring 87.5 feet thereon.

BEING the same property conveyed to William Howard Hayes and wife, Dorothy Ayers Hayes, by Warranty Deed from Phillip Saindon, Trustee, recorded in Book 4071, Page 776, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions, easements and building setback lines of record.

unimproved ☐
This is improved ☒ property, known as 625 Whispering Hills 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 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 19th day of January, 2007.

William Howard Hayes

Dorothy Ayers Hayes by her attorney in Fact Deborah Lynn Parker

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named William Howard Hayes, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 19th day of January, 2007.

Commission expires: May 22, 2010

Mark A. Ellmore, Jr. Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 19th day of January, 2007, before me, Mark A. Ellmore, Jr., the undersigned office, personally appeared Deborah Lynn Parker, known to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Dorothy Ayers Hayes, and acknowledged that she executed the same as the act of her principal for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Commission expires: May 22, 2010

Mark A. Ellmore, Jr. Notary Public