File No. 251200129

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/05/07 07:57 2 pgs
Fees:13.00 Taxes:999.00
20070205-0014364

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $270,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF DECEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

DAWN D. CHASE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN MY COMMISSION EXPIRES 5/23/2009

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
216 Centerview Drive, Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vista Investments, LLC	Vista Investments, LLC	Map 118-01, Parcel 369.00
(NAME) ~~917 Knox Ave.~~ #140 5141 Virginia Way	(NAME) SAME	
(ADDRESS) ~~Nashville, TN 37204~~ Brentwood TN 37027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, We, Richard C. Moore and Ronald Schneider Sr., HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vista Investments, LLC, HEREINAFTER CALLED THE GRANTEE(S), I 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. 14 on the Map of W.D. Gale's Kirkwood Addition, of record in Book 332, page 76, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Richard C. Moore and Ronald Schneider, Sr., by Deed from Harrison C. White, Jr., married, dated November 11, 2005, filed for record on November 16, 2005, in Instrument Number 200511160138420, Register's Office for Davidson County, Tennessee.
Being the same property conveyed to Harrison C. White, Jr., married, by Deed filed for record on November 19, 1984, in Deed Book 6428, Page 887, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 917 Knox Ave., Nashville, TN 37204
(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(S), I heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), I 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 my/our hand(s) this 9th day of December, 2005.

Richard C. Moore

Ronald Schneider Sr.

STATE OF TENNESSEE

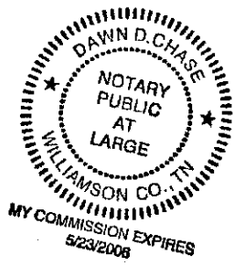
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Richard C. Moore and Ronald Schneider Sr., with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 9th day of December, 2005.

My Commission Expires:

Notary Public



File Number: 251200129

RETURN TO:

Cumberland Title
216 Centerview Drive, Suite 139
Brentwood, TN 37027