6

WARRANTY DEED

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $177,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF FEBRUARY, 2007.

Notary Public

MY COMMISSION EXPIRES: 11/22/2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney, 2525 21st Avenue South, 2nd Floor, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jared Z. Athar	**PrimeTrust Bank**	**MAP 142-2**
(NAME)	(NAME)	
7417 & 7419 Harness Drive	**7516 Highway 70 S Suite 110**	**PARCEL 252**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	**Nashville, TN 37221**	
(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, **EVERETT H. LOWE, MARRIED** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JARED Z. ATHAR, UNMARRIED,** 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. 280 on the plan of Cross Timbers Section 5, of record in Book 4175, page 115, Register's Office for said County.

Said Lot No. 280 fronts 135.00 feet on the southwesterly margin of Harness Drive and extends back 137.9 feet on the southeasterly line and 149.7 feet on the westerly line to a broken line in the rear, measuring 67.26 feet thereon.

Being the same property conveyed to Everett H. Lowe by Quitclaim Deed from Barbara A. Lowe, dated June 28, 1994, recorded July 12, 1994, of record in Book 9404, page 706, Register's Office for Davidson County, Tennessee. Also acquired of record in Book 4560, page 818, said Register's Office.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2007 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 4175, page 115, said Register's Office; and (c) Restrictive covenants contained in Book 4408, page 761, said Register's Office.

The property herewith conveyed is not the primary residence of the grantor.

unimproved ☐
This is improved ☒ property, known as 7417 & 7419 Harness Drive, 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 my hand this 21st day of February, 2007.

Everett H. Lowe

Davidson County DEEDWARR
Recvd: 02/23/07 11:50 2 pg
Fees:13.00 Taxes:656.75

20070223-0022821

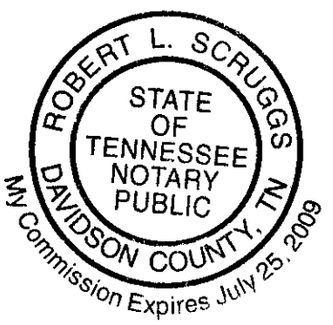
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, Everett H. Lowe the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 21st day of February, 2007.

Commission expires:



Notary Public