(1)

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF FEBRUARY, 2007.

Notary Public

MY COMMISSION EXPIRES: June 14, 2008.
(AFFIX SEAL)

YVETTE LYN MELDRUM NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires June 14, 2008

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E Lee	Owner	Map & Parcel 168.00-0-007.00
4141 Smotherman Lane (NAME) ~~9320 Highway 100~~	4141 Smotherman Lane (NAME)	
Hermitage, TN 37076 (ADDRESS) ~~Nashville, TN 37221~~	Hermitage, TN 37076 (ADDRESS)	MST File No. 07-0127
(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, Lloyd White Sr., and wife, Juanita H. White, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert E Lee, and wife, Patricia A Lee, 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 the 9th Civil District of Davidson County, Tennessee, being a part and parcel of the lands known as the Allison Place, described as follows: Beginning at a point on Highway 100, it being the common corner of the Alex Allison Tract, the Lera Mai Robison Tract, the D.F. Archey Tract and also being the southwest corner of the tract herein described according to a plan recorded in Plat Book 3, page 35, of the Chancery Court; thence north 11 deg. 30' west 154 feet to a stake and a corner of the D.F. Archey 7.04 acre tract; thence north 86 deg. East 70.3 feet to a stake; thence north 79 deg. East 206.7 feet to the center of the Harding Road where it crosses State Highway No. 100; thence north 64 deg. East 74 feet to the center of Highway No. 100 at the westerly approach to the bridge on said Highway over South Harpeth River; thence with the centerline of State Highway No. 100, south 37 deg. West 449 feet to the point of beginning, containing 1.25 acres, more or less.

Being the same property conveyed to Lloyd White Sr. and wife, Juanita H. White by warranty deed of James A. Anderson, etux. of record in Book 5646, page 323, RODC, TN, dated 09/03/80.

Subject to: All matters appearing on the Plan of record in Plat Book 3, page 35, Chancery Count of Davidson County, TN. Easement for State Highway 100, which lies on and across subject property, and of record in Book 4330, page 170, said Register's Office. 2007 County Taxes which constitute a lien but are not due and payable.

Davidson County DEEDWARR
Recvd: 03/05/07 09:48 2 pgs
Fees:13.00 Taxes:740.00
20070305-0026494

unimproved ☐

This is improved ☒ property, known as 9320 Highway 100, 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 28th day of February, 2007.

Lloyd White Sr.

Juanita H. White

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Juanita H. White

Before me, the undersigned, a Notary Public in and for State and County, personally appeared Lloyd White, Sr. et, the within named bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee this 28th day of February, 2007.

Commission expires: June 14, 2008

Yvette Lyn Meldrum, Notary Public

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 14, 2008