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Davidson County DEEDWARR
Recvd: 04/25/07 15:28 2 pgs
Fees:13.00 Taxes:506.90
20070425-0049530

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 $137,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **20TH DAY OF APRIL, 2007.**

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc, 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lori C. Buckner	Lori C. Buckner	**72-9-297**
(NAME)	(NAME)	
906 Fairwin Avenue	216 Edgewater Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Mt. Juliet, TN 37122	
(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, **Michelle A. Gately, an unmarried person,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lori C. Buckner, 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. 49 on the Plan of Eskridge Subdivision of Part of the W.B Franklin Property, of record in Plat Book 547, page 52, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 49 fronts 60 feet on the southwesterly side of Fairwin Avenue and runs back between parallel lines 175 feet to a line in the rear with measures 60 feet thereon.

Being the same property conveyed to Michelle A. Gately, an unmarried person by Deed from William R. Ray, Jr, dated December 23, 1993 of record in Book 9199, page 336, Register's Office for Davidson County, Tennessee

unimproved ☐
This is improved ☒ property, known as **906 Fairwin Avenue, Nashville, TN 37216**
(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 **20th day of April, 2007**.

Michelle A. Gately

Michelle A. Gately

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **Michelle A. Gately, an unmarried person**, with whom I am personally acquainted, and whom, upon oath, acknowledged herself to be the persons who executed the foregoing instrument for the purpose therein contained, and that they executed the same as his free act and deed

Witness my hand and official seal at **Nashville**, Tennessee this **20th day of April, 2007**.

Commission expires:

JUSTIN TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires JULY 19,2008