WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/02/07 10:15 2 pgs
Fees:13.00 Taxes:188.70
20070502-0052283

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$51,000.00.**

Affiant

Subscribed and sworn to before me this 2nd day of May, 2007.

Notary Public
My Commission expires: 11-14-2010
(Affix Seal)

DAPHNE M. DAVIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER
Ray E. Tarkington	SAME	120-02-0-053.00
1105 Division St		
Nashville, TN 37203		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Tom F. Cone**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Ray E. Tarkington and Daniel Scott, III**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 237 on the plan of Miro Meadows, of record in Book 1424, pages 94 and 95, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 237, fronts 90 feet on the northerly margin of Vultee Boulevard and extends back 170 feet between parallel lines to a dead line in the rear.

Being the same property conveyed to Tom F. Cone, by deed from Gene N. Beasley, on April 12, 1988, of record in Book 7516, page 473, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Taxes and assessments for the year 2007 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 120-02-0-053.00.
- Subject to all matters as shown on the Plan of record in Book 1424, page 94 and 95, Register's Office Davidson County, Tennessee.

This is improved property known as: **1310 Vultee Boulevard, Nashville, TN 37217**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 May 2, 2007.

Tom F. Cone

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Tom F. Cone** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 2, 2007

My commission expires 8/20/10

Notary Public

