WARRANTY DEED

Return To: File Box 9B
First Title and Escrow Co. Inc.
2000 Richard Jones Rd. Ste #110
Nashville, TN 37215
File #26549

CHRISTINA M. READ
NOTARY PUBLIC
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 $100,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eric Todd Staff	New Owner	Map 114
(NAME) 7620 Old Charlotte Pike	(NAME)	Parcel 8
(ADDRESS) Nashville, TN 37209	(ADDRESS)	
(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, **Z'THOMAS KIRK CANNON JR. AND WIFE, MARGARET ELIZABETH CANNON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ERIC TODD STAFF,** 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:

BEING a certain tract of parcel of land situated, lying and being in the Eighth Civil District of said county and further described as follows:

BEGINNING at a stake in the center of the Charlotte Turnpike, said stake common to the southeast corner of the 0. F. Hicks 1¼ acre tract, now owned by E. B. Fisk, and runs thence with the center of said Charlotte Turnpike, the meanders thereof, two courses as follows: North 71 degrees 35 minutes east 395.9 feet; thence north 72 degrees 45 minutes east 112 feet to a point in same, said point common with the southwest corner of a parcel of land now owned by E. L. Fisk; thence north 11 degrees 10 minutes west 318 feet common to the west boundary line of the Shuster Land, of which this portion is now owned by E. B. Fisk, Jr.; thence north 87 degrees 30 minutes west, common to the south boundary line of the said E. B. Fisk (Shuster Land) 595 feet to a point 157 feet east of the northeast corner of the Wilson Fisk Tract; thence south 338 feet to the northeast corner of the 1¼ acre tract; thence south with said easterly line of the 1¼ acre tract 210 feet to the beginning.

Being the same property conveyed to Z'Thomas Kirk Cannon, Jr. and wife, Margaret Elizabeth Cannon, by deed from Troy Slay and wife, Marie a. Slay, of record in Instrument #20001030-0107654, said Register's Office.

This conveyance is subject to (a) 2007 real property taxes and (b) easement of record in Book 5567, page 443, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 7620 Old Charlotte Pike, Nashville, TN 37209
(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.

Davidson County DEEDWARR
Recvd: 05/25/07 14:59 2 pgs
Fees:13.00 Taxes:370.00

20070525-0062798

Witness our hands this 21st day of May, 2007.

Z'Thomas Kirk Cannon Jr. By Margaret E. Cannon ATTY in fact

Z'Thomas Kirk Cannon Jr. By Margaret Elizabeth Cannon, Attorney in Fact

Margaret E Cannon

Margaret Elizabeth Cannon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret Elizabeth Cannon, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

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

Commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 21 day of May, 2007, before me personally appeared Margaret Elizabeth Cannon, to me known to be the person who executed the foregoing instrument on behalf of Z'Thomas Kirk Cannon, Jr. and acknowledged that he executed the same as the free act and deed of Z'Thomas Kirk Cannon, Jr.

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

Commission expires:

Notary Public