WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/17/07 10:55 2 pgs
Fees:13.00 Taxes:481.00
20070817-0098493

CARI ALLEN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF ROBERTSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $130,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of August, 2007.

Notary Public

MY COMMISSION EXPIRES: 1/23/10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 2401 Memorial Blvd.
Springfield, Tennessee 37172

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ben S. Gamble III	Provident Funding Associates, L.P.	
(NAME)	(NAME)	06102000800
623 Marswen Drive	1101 Kermit Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Nashville, TN 37217	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20071704

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, Richard D. Vick Jr. and wife, Nancy Vick,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Ben S. Gamble III and Kellie M. Gamble,** husband and wife 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. :

SEE ATTACHED EXHIBIT A

unimproved ☐

This is improved ☒ property, known as 623 Marswen Drive, 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 any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness our hands this 10th day of August, 2007.

Richard D. Vick Jr.

Nancy Vick

STATE OF TENNESSEE

COUNTY OF ROBERTSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Richard D. Vick Jr. and wife, Nancy Vick, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Richard D. Vick Jr. and wife, Nancy Vick executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of August, 2007.

Commission expires: 1/23/10

Notary Public

CARI ALLEN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 218 on the Plan of Gra Mar Acres, Section 8, of record in Book 2331, page 110, Register's Office for said County.

Said Lot No. 218 fronts 76 feet on the Northerly side of Marswen Drive and runs back 243 feet on the Easterly line and 255.3 feet on the Westerly line to a rear line measuring 76.99 feet thereon.

BEING all of the same property conveyed to Richard D. Vick, Jr. and wife, Nancy Vick by Warranty Deed from Huber E. Greer and wife, Bettye F. Greer dated September 24, 1973 and filed of record in Book 4752, Page 200, Register's Office for Davidson County, Tennessee.

RESTRICTIONS:
This conveyance is made subject to restrictions appearing of record in Book 2536, page 228, Register's Office for said County, and to easements, setback lines and other matters as indicated on the aforesaid subdivision plat.