Box 13 # 13887

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/07/07 14:44 3 pgs
Fees:18.00 Taxes:888.00
20071107-0131564

Victor Hazelwood Notary Public My Comm. Exp. 03/20/2010 State of TENNESSEE Davidson County

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$240,000.00**

Joe Meeks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~30TH~~ 5th DAY OF ~~OCTOBER~~ November, 2007.

Notary Public

MY COMMISSION EXPIRES: October 9, 2003.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Snedeker, Trustee	**OWNER**	**175 - 173 & 197**
(NAME)	(NAME)	
3948 Woodlawn Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	,	
(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, **Billy Bowers and Joe Meeks and Dorothy S. Pugh**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Larry Snedeker, Trustee**, 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 LEGAL DESCRIPTION

Being the same property conveyed to Billy Bowers and Joe Meeks and Bobby R. Pugh by deeds of record in Book 6015, Page 886 & Book 4682, Page 657, Register's Office for Davidson County, Tennessee. The said Bobby R. Pugh having since died. The interest of Bobby R. Pugh is vested in Dorothy S. Pugh pursuant to the Last Will and Testament of Bobby R. Pugh Davidson County Probate 99P 1763.

Joe Meeks quit claims his interests to Gary Fisher, Trustee in Instrument 20001102-0109102. Said interest have been reconvey to Joe Meeks by deed recorded in Instrument 20071107-0131502. Quit Claim Deed from The Pugh Credit Shelter Trust ~~are recorded~~ are recorded in Instrument 20071107-0131503 to convey any interest they might have to Dorothy S.. Pugh.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☒
This is improved ☐ property, known as **Hurricane Creek Blvd., Antioch, TN 37013**
(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/our hand(s) this 30th day of October, 2001.

Dorothy S. Pugh

Billy Bowers

Joe Meeks

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 Billy Bowers and Joe Meeks the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this ~~30th~~ 5th day of ~~October~~ november, 2001.

Victor Hazelwood Notary Public My Comm. Exp. 03/20/2010 State of TENNESSEE Davidson County

Commission expires:

Notary Public

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 Dorothy S. Pugh the bargainor(s), 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 30 day of October, 2001.

Commission expires: 9/24/05

Notary Public

JEFFREY L. MEEKS NOTARY PUBLIC DAVIDSON CO. TENN.

EXHIBIT "A"

Tract No. 1

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Hurricane Creek Industrial Park, Section Seven, as of record in Plat Book 9700, Page 670, Register's Office for said County, to which reference is made for a more complete description.

Tract No. 2

Land in Davidson County, Tennessee, being the same property conveyed to G. Fisher, Trustee at Book 20001102 page 0109102 and being a part of Lot 2 on the plan of Hurricane Creek Industrial Park, Section 1, recorded in Plat Book 6900, Page 944, described as follows:

Beginning at the common property line of the above referenced parcel and Jacobs Manufacturing Company of record in Book 6407 Page 924 of the Register's Office of Davidson County, Tennessee, thence along the westerly right of way margin of Murfreesboro Pike, North 47 degrees 43 minutes 53 seconds West a distance of 195.0 feet to a point being in the southwesterly radius return of the intersection of Murfreesboro Road and Hurricane Creek Boulevard, thence along said curve, with a 25.0 foot radius, a distance of 39.2 feet to a point in the southerly right of way margin of Hurricane Creek Boulevard, thence along said right of way margin South 42 degrees 25 minutes 17 seconds West a distance of 364.99 feet to a point, thence along a line South 47 degrees 34 minutes 43 seconds East a distance of 220.0 feet to a point, thence along a line North 42 degrees 25 minutes 17 seconds East a distance of 389.92 feet to the point of beginning and containing 2.0 acres more or less.