WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR ~~VALUE~~, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $662,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF DECEMBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 3-21-09

(AFFIX SEAL)

LAURA B PHILBIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christine T. Ray **Brent G. Ray**	**SAME**	**130-9-146**
(NAME) **1212 Nichol Lane**	(NAME)	
(ADDRESS) **Nashville, TN 37205**	(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, **Sidney S. McAlister Jr. and wife, Elizabeth L. McAlister**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christine T. Ray and Brent G. Ray, wife and husband**, 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. 9 of Block 3 on the Map of Highlands of Belle Meade, of record in Book 547, Page 180, said Register's office.

Said Lot No. 9 fronts 160 feet on the easterly side of Midland Drive and runs back between lines 221 feet 3 inches on the north line and 184.0 feet on the south line to a dead line in the rear on which it measures 170 feet.

Being the same property conveyed to Sidney S. McAlister Jr. and wife, Elizabeth L. McAlister by deed dated May 31, 1994 from Alexander Blackman Buchanan and wife, Ann P. Buchanan of record in Book 9361, Page 453, said Register's office.

Subject to: Current year taxes, The Plan of Record in Book 547, Page 180 and an Easement of record in Book 5799, Page 539, said Register's Office.

unimproved ☐

This is improved ☒ property, known as **1212 Nichol Lane, Nashville, TN 37205**

(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 our hands this 14th day of December, 2007.

Sidney S. McAlister Jr.

Elizabeth L. McAlister

Davidson County DEEDWARR
Recvd: 12/17/07 12:04 2 pgs
Fees:13.00 Taxes:2451.25

20071217-0144523

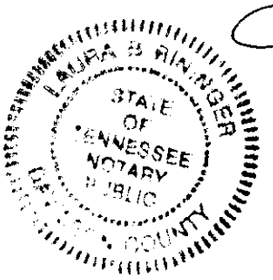
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sidney S. McAlister Jr. and wife, Elizabeth L. McAlister, the bargainors, 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 Nashville, Tennessee this 14TH DAY OF DECEMBER, 2007.

Commission expires: 3-21-09



Notary Public