WARRANTY DEED

TONYA THOMAS NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILSON
MY COMMISSION EXPIRES: JUNE 27, 2011

STATE OF TN
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$152,000.00**

Angelina Saussone
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF DECEMBER, 2007.

Tonya Thomas
Notary Public

MY COMMISSION EXPIRES: June 27, 2011.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Equity Title Solutions, 2525 Lebanon Pike, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Harper	**First American Real Estate Tax Service**	**10812019400**
(NAME)	(NAME)	
1605 Elm Run	**8435 North Stemmons Freeway**	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214-4288	**Dallas, TX 75247**	
(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,

Kevin L. McGhee and wife, Connie L. McGhee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mary Harper, a single person

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. 30 on the Plan of Trailwood Section 3, as of record in Book 6900, Page 67, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
Being the same property conveyed to Kevin L. McGhee and wife, Connie L. McGhee by deed from Christopher G. Rogers, unmarried of record in Book 9211 and Page 909 on 12/17/1993 and filed for record on 01/05/1994, Register's Office for said County.

unimproved ☐
This is improved ☒ property, known as **1605 Elm Run, Nashville, TN 37214**
(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 **20th** day of **December, 2007.**

Davidson County DEEDWARR
Recvd: 01/02/08 10:48 1 pgs
Fees:13.00 Taxes:562.40
20080102-0000198

K. L. McGhee
Kevin L. McGhee

Connie L McGhee
Connie L. McGhee

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, **Kevin L. McGhee** the within named Seller(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that **he/she/they** executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **December 20, 2007**

Tonya Thomas
Notary Public

TONYA THOMAS NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILSON
MY COMMISSION EXPIRES: JUNE 27, 2011