WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/08/08 09:03 2 pgs
Fees:13.00 Taxes:749.25

20080708-0069989

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $198,500.00 / $202,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE 2008

Notary Public

MY COMMISSION EXPIRES: November 22, 2010.

SANDRA GOLDEN NOTARY PUBLIC DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney at Law, 1909 Lebanon Road, Nashville, TN 37210

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kay Armstrong	Platinum Mortgage, Inc.	147-2-143
(NAME)	(NAME)	
395 Coventry Drive	103 Spenryn Dr. Ste. B	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Madison, TN 35758	
(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,

David M Amick and wife, Sharon K. Amick and Edward T Kenderdine,

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

Kay Armstrong,

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:

Lain in Davidson County, Tennessee, being Lot No. 2 on the Plan of Section Two, Elysian Park of record in Plat Book 2854, page 40, Register's Office for Davidson County, Tennessee, which Plan reference is hereby made for a more complete description.

Being the same property conveyed to David M. Amick and wife, Sharon K. Amick, and Edward T. Kenderline by Warranty Deed from Carl B. Robinson, Jr. and Carl Ray Conway, Jr. and Joe Paul Conway, dated 2/6/07, of record in Instrument No. 20070209-0017237, Register's Office for Davidson County, Tennessee.

Chain of Title: Being the same property conveyed to Carl B. Robinson and wife, Frankie D. Robinson, by Deed date 8/11/78, from S.E. Wheat and wife, Ruby Wheat, of record in Book 5323, page 980, Register's Office for Davidson County, Tennessee; the said Frankie D. Robinson (DOD) 10/21/2001 having predeceased Carl B. Robinson (DOD 2/6/06) and the last will and Testament of Carl B. Robinson of record as File No. 06P505, in the Seven Circuit Court for Davidson County, Tennessee (Probate Division), having devised subject property to his son, Carl B. Robinson, Jr. and grandsons, Carl R. Conway, Jr. and Joe Paul Conway.

This conveyance is subject to any and all restrictions, easements and building setback lines of record.

unimproved ☐
This is improved ☒ property, known as 395 Coventry Drive, Nashville, TN 37211
(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 30th day of June, 2008.

Edward T Kenderdine

David M Amick

Sharon K. Amick

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named Mark M. Armick and wife, Sharon Amick and Edward Kenderline, the bargainor, 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 30th day of June, 2008.

Commission expires: November 22, 2010

Sandra Wolden-Woods

Notary Public