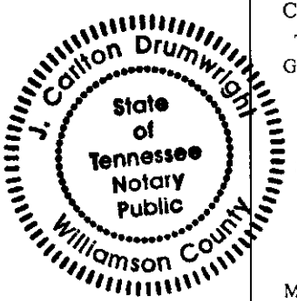
(1)

McCann & Hubbard
1804 Williamson Ct., Ste. 201
Brentwood, TN 37027
615-377-3319

File No. 280600548

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/06/08 12:34 2 pgs
Fees:13.00 Taxes:934.25
20080806-0081052



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $252,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JULY, 2008.

Notary Public

MY COMMISSION EXPIRES: ~~March 20, 2011.~~ 9/16/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lionel Lillicrap and Sharon H. Lillicrap	SAME	Map 103, Group 06-0, Parcel 124
(NAME) 204 Lucas Lane	(NAME)	
(ADDRESS) Brentwood, TN 37027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, I, **Michael A. Myers**, unmarried, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto **Lionel Lillicrap and wife, Sharon H. Lillicrap**, hereinafter called the GRANTEE, 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 part of Lot No. 45, on the Plan of Brookside Courts Additions No. 2, as shown by plat appearing of record in Book 1835, Page 47, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot. Said part of Lot No. 45 fronts 80.12 feet on the westerly margin of White Bridge Road and runs back 197.26 feet on the southerly line and 202.94 feet on the northerly line, which is a broken line, to a line in the rear which measures 35.4 feet.

Being the same property conveyed to Michael A. Myers by Quitclaim Deed dated December 30, 1994 of record in Book 9570, Page 154, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 215 White Bridge Rd., Nashville, TN
(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 I do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my 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 hand this 25th day of July, 2008.

Michael A. Myers

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Michael A. Myers, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described herein, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 25th day of July, 2008.

Commission expires: March 20, 2011

Lynn F. Vaught Notary Public

File Number: 280600548

RETURN TO:
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129