WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/13/08 12:18 2 pgs
Fees:13.00 Taxes:416.25

20080813-0083356

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF AUGUST, 2008.

Notary Public

MY COMMISSION EXPIRES: 9-19-2011

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
5560 Franklin Pike Circle
Brentwood, Tennessee 37027

b-5728

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Devon Wedge	Guaranty Trust Company	083-01-0 024.00
(NAME)	(NAME)	
1000 West McKinnie Avenue	P. O. Box 1218	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Murfreesboro, TN 37129	
(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, Daryl R. Murray and wife, Glenda J. Murray, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Devon Wedge, unmarried, 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:

Being the Northwest part of Lot No. 6 of Block "A" on the Map of Tim H. Moore's Subdivision of Lots Nos. 2, 3 and parts of Lots Nos. 4 and 5 in A. W. Johnson and C. P. Smith's Subdivision as of record in Book 332, Page 107, Register's Office for Davidson County, Tennessee, and being Lot No. 4 on the unrecorded Plan of J. H. Cherry's Subdivision of Lots Nos. 6, 7, and 8 of Block "A" Tom H. Moore's Subdivision, described according to a survey made by Lewis D. Justice, Surveyor, September 20, 1949, as follows: Beginning at the southeasterly corner of McKennie and Laurent Avenues; thence with the southerly margin of said McKennie Avenue, eastwardly 55 feet to a point; thence southwardly 139.8 feet to a point; thence westwardly 68.7 feet to the easterly margin of said Laurent Avenue; thence with the easterly margin of said Laurent Avenue northwardly 140.3 feet to the beginning.

Being the same property conveyed to Daryl R. Murray and wife, Glenda J. Murray, by Warranty Deed dated April 26, 2007 from Foundations Associates, a Tennessee not-for-profit corporation, of record in Instrument Number 20070509-0055755, Register's Office for Davidson County, Tennessee.

Upon oath, Daryl R. Murray and Glenda J. Murray, warrant, covenant and certify that the aforedescribed real property is not their homestead as defined by Statute.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1000 West McKennie Avenue, Nashville, TN 37206

(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 15th day of July, 2008.

Daryl R. Murray

Glenda J. Murray

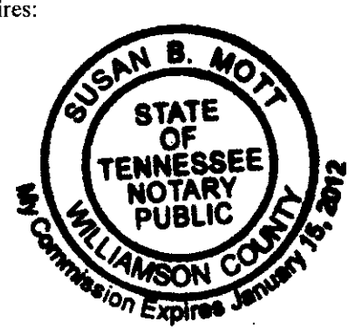
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daryl R. Murray and Glenda J. Murray the bargainor (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 and official seal at Brentwood, Tennessee this 11th day of August, 2008.

Commission expires:



Susan B. Mott

Notary Public

RETURN TO:

Smith-Pitts, PLC
5210 Maryland Way, Suite 201
Brentwood, TN 37027

LC