WARRANTY DEED

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF SEPTEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: 5/14/2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chadwick Brian Lawrence	PINNACLE NATIONAL BANK	095-12-0-069.00
(NAME)	(NAME)	
2624 Emery Drive	211 COMMERCE ST. STE 300	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	NASHVILLE TN 37201	
(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, Terry Mitchell Jr., married, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Chadwick Brian Lawrence, 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:

Land in Davidson County, Tennessee, being Lot No. 31, on the Map of Meadowview Acres, as of record in Book 2133, Page 50, Register's Office for said County.

Being the same property conveyed to Terry Mitchell Jr., by Quitclaim Deed dated November 17, 2005 from Wanda J. Mitchell of record in Instrument No. 20051123-0142172, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Wanda J. Mitchell by Affidavit of Inheritance from Terry Lee Mitchell, Sr. (Sumner County Probate Court, Reference Probate Docket #: 99P-260) of record in Instrument No. 20010216-0015046, said Register's Office. Also being the same property conveyed to Terry Mitchell, Sr. a/k/a Terry Lee Mitchell, Sr. by Affidavit of Inheritance from Elvis Lee Mitchell (Davidson County Probate Court, Reference Docket No. P-96-376) of record in Book 8647, Page 174, said Register's Office. Also being the same property conveyed to Elvis L. Mitchell a/k/a Elvis Lee Mitchell and wife, Jeanne R. Mitchell by deed from William A. Taylor and wife, Peggy O. Taylor, as of record in Book 3279, Page 174, said Register's Office. The said Jeanne R. Mitchell predeased Elvis Lee Mitchell.

Catherine Mitchell, spouse of Terry Mitchell, Jr., hereby joins in this conveyance, transferring all her right, title and interest in said property, marital or otherwise.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 2624 Emery Drive, 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.

Davidson County DEEDWARR
Recvd: 09/30/08 10:41 3 pgs
Fees:18.00 Taxes:427.35
20080930-0099036

Witness my hand this 26th day of September, 2008.

Terry L. Mitchell Sr.

Terry Mitchell Jr.

Catherine Mitchell

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Terry Mitchell Jr., and Catherine Mitchell, 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 Franklin, Tennessee this 26th day of September, 2008.

Commission expires: November 14, 2009

Tabitha N. Calhoun STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

CERTIFICATE OF AUTHENTICITY

I, Mandy Alsup, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Cumberland Title

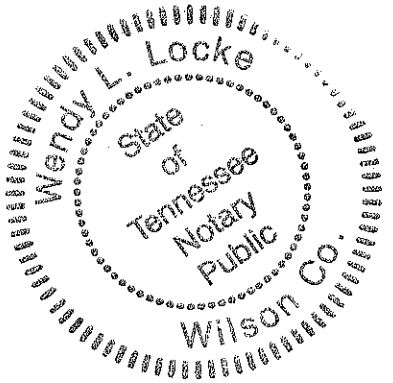
STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, Wendy Locke, a notary public for this county and state Mandy Alsup, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)



My Commission Expires: 6-27-2011

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