File No. 280900847

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/03/08 14:42 2 pgs
Fees:13.00 Taxes:346.22
20081003-0100927

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,572.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF SEPTEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: July 16 2011
(AFFIX SEAL)

CHRISTOPHER JACKSON Notary Public At Large RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
216 Centerview Drive, Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dustin I. Tomes Kevin L. Tomes	SunTrust Mortgage	094-05-0-062.00
(NAME) 928 South 13th Street	(NAME) 401 Commerce Street	
(ADDRESS) Nashville, Tennessee 37206	(ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Donald L. Taylor, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Dustin I. Tomes, and brother Kevin L. Tomes, hereinafter called the grantee(s), 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. 100, on the plan of A Revision of a Part of Section One Revised Shelby Heights, as shown on plat of record in Plat Book 2854, Page 69 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Donald L. Taylor by Deed dated November 7, 2005 from Willis E. Shaw and Betty Jean Shaw, husband and wife of record in Instrument No. 20051114-0137357, Register's Office for said County.

Subject to all matters as set forth on the plat of record in Plat Book 2854, Page 69, Register's Office of said County.

Subject to Restrictive Covenants of record in Deed Book 2810, Page 475, Register's Office of said County.

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 928 S. 13th Court, 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 GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hands this 29th day of September, 2008.

Donald L. Taylor

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 Donald L. Taylor the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of September, 2008.

Commission expires: July 16, 2011

CHRISTOPHER JACKSON
Notary Public At Large
RUTHERFORD COUNTY, TN

Notary Public

File Number: 280900847

RETURN TO:
Cumberland Title
216 Centerview Drive, Suite 139
Brentwood, TN 37027