WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/17/08 14:36 2 pgs
Fees:13.00 Taxes:808.45

20081117-0113334

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $218,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF NOVEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: 1/24/09

(AFFIX SEAL)

AMANDA VAUGHN
State of Tennessee
Notary Public
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Phillip M. Kindred and Marcie K. Kindred	City Life Lending Group	
(NAME)	(NAME)	
513 Champions Court	P.O. Box 5708	172-8B-83
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Springfield OH 45501	
(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, **ROBERT F. GILREATH AND WIFE, LORI G. GILREATH**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PHILLIP M. KINDRED AND MARCIE K. KINDRED, HUSBAND AND WIFE,** 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.* 83 on the Plan of Final Plat, Phase Two, Bridle Downs, of record in Book 7900, page 241, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

*as corrected in Book 9500, page 922

Being the same property conveyed to Robert F. Gilreath and wife, Lori G. Gilreath by deed from David G. Spring and wife, Kristy H. Spring, of record in Book 11531, page 582, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2008 real property taxes, which have been paid; (b) all matters appearing on the plan of record in Book 7900, page 241, said Register's Office; and (c) restrictive covenants of record in Book 7448, page 772, as amended in Book 8814, page 631; Book 9818, page 68 and Book 9873, page 497, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 513 Champions Court, 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 14th day of November, 2008.

Robert F. Gilreath

Lori G. Gilreath

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 Robert F. Gilreath and Lori G. Gilreath, 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 14th day of November, 2008.

Notary Public

AMY ADAMS GOWAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

Record & Return to:

CLG Title & Escrow Services, LLC
1104-B Fatherland St.
Nashville, TN 37206

CLG # 20081000 10