WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090034843 DEEDWARR
Recvd: 05/27/09 14:40 2 pgs
Fees: 13.00 Taxes: 645.65
20090527-0048626

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $174,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MAY, 2009.

Notary Public

MY COMMISSION EXPIRES: 3/20/2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney, 2525 21st Avenue South, 2nd Floor, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dustin Baucom	SunTrust Mortgage, Inc.	**Map 103-60**
(NAME)	(NAME)	
5518 Meadowcrest Lane	P.O. Box 79041	**Parcel 81.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Baltimore, MD 21279-0041	
(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, **ABIGAIL PAIGE GOHL, a single person** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DUSTIN BAUCOM AND WIFE, REBECCAH BAUCOM,** 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. 51, on the Plan of Section One, Richland Meadows, of record in Book 2083, page 40, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Abigail Paige Gohl, unmarried, by deed from Jeremy Kelton, unmarried, of record as Instrument No. 20070301-0025381, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2009 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 2083, page 40, said Register's Office; and (c) Restrictive covenants contained in Book 2152, page 121 and Book 2195, page 256, said Register's Office.

unimproved ☐

This is improved ☒ property, known as **5518 Meadowcrest Lane, Nashville, TN 37209**

(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 my hand this 27th day of May, 2009.

Abigail Paige Gohl
By: Katie Hubbuch, Attorney in Fact

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 27th day of May, 2009, before me personally, **Katie Hubbuch**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Abigail Paige Gohl** and acknowledged that she executed the same as the free act and deed on behalf of **Abigail Paige Gohl**, pursuant to a power of attorney executed by her on May 5, 2009 and filed for record in Doc. No. 20090527004862S, Register's Office for Davidson Co. Tennessee.

Witness my hand and official seal at Nashville, Tennessee this 27th day of May, 2009.

Commission expires:

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires July 25, 2009

Robert L. Scruggs
Notary Public