BILL GARRETT, Davidson County
Trans:T20090050894 DEEDWARR
Recvd: 07/28/09 15:13 2 pgs
Fees:13.00 Taxes:525.40
20090728-0070698

This Instrument Prepared by:
Legends Title Services, LLC
155 Legends Drive, Suite O
Lebanon, Tennessee 37087

ADDRESS NEW OWNER:
Justin N. Searor
3117 Barksdale Harbor Drive
Nashville, TN 37214

SEND TAX BILL TO:
New Owner

TAX ID **062-02-0-A-321.00 CO**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Christopher M. Bodily, a single man,** has this day bargained and sold, and does hereby transfer and convey unto **Justin N. Searor, a single man,** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 293, on the Plan of River Trace Estates, Phase 2, Section 6, as shown by plat of record in Instrument No. 20010605-0058138, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Christopher M. Bodily, unmarried, by Warranty Deed from Cain Properties, Inc., of record as Instrument No. 20020225-00023512, in the Register's Office for Davidson County, Tennessee, dated February 15, 2002.

This is property known as 3117 Barksdale Harbor Drive, Nashville, TN, 37214.

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2009 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in Instrument No. 20010605-0058138, and restrictions in Book 6851, page 370, amended in Book 6982, page 747, and encumbrances as may be shown of record in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules

and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 23rd day of July, 2009

Christopher M. Bodily

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Christopher M. Bodily,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 23rd day of July, 2009.

NOTARY PUBLIC

My Commission Expires: _____

TAMMY SEXTON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires June 5, 2012

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $142,000.00.

AFFIANT

Subscribed and sworn to before me this the 23rd day of July, 2009.

NOTARY PUBLIC

My Commission Expires: 9/3/12

AMY LEATHERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY