WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090058676 DEEDWARR
Recvd: 08/27/09 08:26 2 pgs
Fees: 13.00 Taxes: 92.50
20090827-0080476

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF AUGUST, 2009.

Notary Public

MY COMMISSION EXPIRES: October 22, 2011

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kiss, L.P.	Kiss, L.P.	MAP 81-00-0, PARCEL 56.00
(NAME)	(NAME)	
4525 Charlotte Avenue	4525 Charlotte Ave	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville, TN 37209	
(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, **Westport Development/Intercept Security Protective Agency, Inc., both Tennessee corporations**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kiss, L.P., a Tennessee Limited Partnership**, 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:

Being the southerly 75 feet of Lot No. 3 on the plan showing Subdivision of the east part of Lot 10 of the Harding Bosley Tract of record in Book 547, page 4, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Part of said lot fronts 75 feet on the westerly side of an unnamed 25 foot street or roadway, and runs back between parallel lines 525 feet to a dead line.

Being the same property conveyed to Shawn Jenkins by deed from The Heirs of C.O. Lee of record in Instr. No. 20060613-0070037 (and 2000613-0070036, an incorrect deed), Register's Office for Davidson County, Tennessee. Further conveyed to Westport Development/Intercept Security Protective Agency, Inc., both Tennessee corporations, by Quitclaim Deed of record in Instr. No. 20070430-0050865, said Register's Office. Westport Development is also Westport Development Co.

This is the same legal description as used in the prior Deed.

This conveyance is subject to 2009 taxes, prorated and assumed by the Grantee(s); all matters as set out on the plan of record in Book 547, page 4, said Register's Office. Any and all easements and/or restrictions. Subject to the rights and claims of parties in possession. and to any and all leases not of public record. This property is being sold as is.

unimproved ☒

This is improved ☐ property, known as 1811 28th Avenue North, Nashville, TN 37208
(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 26th day of August, 2009.

Westport Development/Intercept Security Protective Agency, Inc.

By: _____
Margarette Shields, President of Westport Development Co.

Attest: _____
Margarette Shields, President of Intercept Security Protective Agency, Inc.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public in and for the aforesaid county and state, Margarette Shields, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath that she is the President of Westport Development Co. and Intercept Security Protective Agency, Inc., both Tennessee corporations, and as such President is authorized by the corporations to executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 18th day of August, 2009.

Commission expires: October 22, 2011

_____
Ann B. Waddell
Notary Public

ANN B. WADDELL
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON