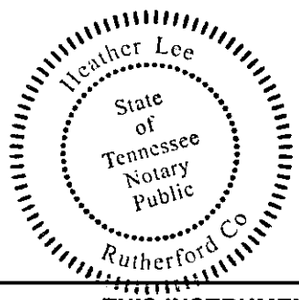
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $550,000.00

NMcKinney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of September, 2009.

Heather Lee
Notary Public

MY COMMISSION EXPIRES: 8-20-13

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC, 125 River Rock Blvd., Suite B, Murfreesboro, TN 37128

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Eddie N. Stewart	Eddie N. Stewart	118-11-0 153.00& 152.00
(NAME)	(NAME)	
2814 Columbine Place Suite 100	2814 Columbine Place Suite 100	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Nashville, TN 37204	
(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, Dale & Associates, Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eddie N. Stewart, individually, 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 all of Lot Nos. 9 and 10, Block I, Berry Hill Gardens of record in Book 1130, Page 36, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING all of the same property conveyed to Dale & Associates, Inc. by Warranty Deed dated April 18, 2008 from Lyman O. Heidtke, Jr., of record in Instrument Number 20080429-0043616, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☑ property, known as 416 - 418 East Iris Drive, Nashville, TN 37204

(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 17th day of September, 2009.

DALE & ASSOCIATES, INC.

Kevin Estes
President

BILL GARRETT, Davidson County
Trans:T20090065817 DEEDWARR
Recvd: 09/28/09 11:39 2 pgs
Fees:13.00 Taxes:2035.00
20090928-0089743

STATE OF Tennessee

COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Kevin Estes*** with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the **President** of **Dale & Associates, Inc.**, the within named bargainor, a corporation, and that he as such **President** being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation, by himself as such **President**.

*a/k/a Kevin D. Estes

WITNESS my hand and seal, this 17th day of September, 2009.

My Commission Expires:
8-20-13

Heather Lee
Notary Public,

