WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090069835 DEEDWARR
Recvd: 10/14/09 08:43 2 pgs
Fees: 13.00 Taxes: 1076.70
20091014-0095060

Kate Rosenthal NOTARY PUBLIC STATE OF TENNESSEE Sumner County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $291,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th DAY OF OCTOBER, 2009.

Notary Public

MY COMMISSION EXPIRES: 11-22-10

(AFFIX SEAL)

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Aaron Mayo	New Owner	Map 116-12-B
(NAME) 3803-B Woodmont Lane	(NAME)	Parcel 2 CO
(ADDRESS) Nashville, TN 37215	(ADDRESS)	
(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, I, **JAY PERRY, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **AARON MAYO AND WIFE, BETTY ASHTON MAYO,** 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 those certain premises comprising a portion of Auburn Terrace having been established as a Horizontal Property Regime by Master Deed and Bylaws of record in Book 5513, page 136, as amended in Book 5556, page 311, Register's Office for Davidson County, Tennessee.

Being Unit B in Auburn Terrace, a Horizontal Property Regime, located at 3803 Woodmont Lane in Nashville, Davidson County, Tennessee, as shown on Exhibit A to the Master Deed establishing Auburn Terrace of record in Book 5513, page 136, as amended in Book 5556, page 311, said Register's Office.

Being the same property conveyed to Ted Goldthorpe, unmaried, and Jay Perry, unmarried, by deed from Deborah M. Castle, married, of record in Instrument #20010509-0048374, said Register's Office. Ted Goldthorpe and wife, Georgeanna Goldthorpe conveyed their interests in said property to Jay Perry by Quitclaim Deed of record in Instrument #20061019-0129646, said Register's Office.

This conveyance is subject to (a) 2009 real property taxes; (b) all matters appearing on the master deed and bylaws of record in Book 5513, page 136 and Book 5556, page 311, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3803-B Woodmont Lane, Nashville, Tennessee 37215
(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 9th day of October, 2009.

Jay Perry
by Greg Hardeman, Attorney in Fact

Jay Perry By Greg Hardeman, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9th day of October, 2009, before me personally appeared Greg Hardeman, to me known to be the person who executed the foregoing instrument on behalf of Jay Perry and acknowledged that he executed the same as the free act and deed of Jay Perry.

Witness my hand and official seal at Nashville, Tennessee this 9th day of October, 2009.

Commission expires:

Kathy Snider
Notary Public

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010