WARRANTY DEED

Return TO:

Harpeth Title, LLC
109 Westpark Drive, Ste 150
Brentwood, TN 37027

#11090637

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2009.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MARGARET R. MEANS — STATE OF TENNESSEE NOTARY PUBLIC — DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 23, 2010

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 165 Indian Lake Blvd., Ste. 106
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry Paul Ring	Guaranty Trust Company	08304000300
(NAME) 1400 Harwood Avenue	(NAME) 316 Robert Rose	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20091676

For and consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, Linda H. Vaughn, unmarried**, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto **Terry Paul Ring,** unmarried, hereinafter called the GRANTEE, **his/her** heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit. :

Certain real property situate in Davidson County, Tennessee, and described as follows, to-wit:

BEING Lot No. 8 on the map of Porter Heights, Part Four, as of record in Book 1424, page 103, and the Southerly 67.35 feet of the Southerly 380.2 feet of the Easterly 125 feet of Lot No. 64 on the Plan of Brownsville, as of record in Book 21, page 9, Register's Office for Davidson County, Tennessee, described as follows: BEGINNING at a point in the West margin of Harwood Drive at the corner of Lot Nos. 7 and 8; thence with the lines between said lots, Westerly 325 feet to a point; thence Southerly 67.35 feet to North margin of McKennel Drive; thence with the margin of the same, Easterly 304.81 feet to the beginning of a curve; thence around said curve Northeasterly 31.59 feet to the West margin of Harwood Drive; thence with the margin of same, North 48.85 feet to the beginning.

BEING all of the same property conveyed to Linda H. Vaughn by Trustee's Deed from Shellie Wallace, as Successor Trustee, dated May 29, 2009 and filed of record in Instrument 20090625-0059103, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1400 Harwood Drive, Nashville, TN 37206

(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 GRANTEE, his/her heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his/her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 30th day of October, 2009.

Linda H. Vaughn

BILL GARRETT, Davidson County
Trans:T20090074283 DEEDWARR
Recvd: 11/02/09 09:32 2 pgs
Fees:13.00 Taxes:555.00

20091102-0100767

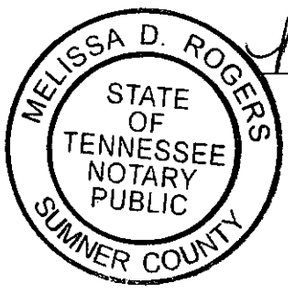
STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Linda H. Vaughn, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Linda H. Vaughn executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of October, 2009.

Commission expires: 4/23/2013



Melissa D. Rogers

Notary Public