WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 2009.

Notary Public

MY COMMISSION EXPIRES: 3/20/2010
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20090075560 DEEDWARR
Recvd: 11/05/09 11:01 2 pgs
Fees:13.00 Taxes:851.00
20091105-0102319

Box 13
#15365

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William L. Myers	Fifth Third Mortgage Company	Map 126-16-A
(NAME)	(NAME)	
7452 Riverland Drive	5050 Kingsley Drive	Parcel 618 CO
(ADDRESS)	Mail Drop 1MOB3D (ADDRESS)	
Nashville, TN 37221	Cincinnati, OH 45263	
(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, **SCOTT A. CARTER AND WIFE, ANGELA K. CARTER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILLIAM L. MYERS* AND WIFE, KELLY T. MYERS,** 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:

* a.k.a. William Liddell Myers, Jr.

Land in Davidson County, Tennessee, being Lot No. 373 on the Final Plat of Riverwalk, Phase 4C, of record in Plat Instrument No. 20060328-0035052, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Scott A. Carter and wife, Angela K. Carter, by Quitclaim Deed from Angela Carter of record in Instrument No. 20071113-0132815, said Register's Office.

This conveyance is subject to (a) 2009 real property taxes; (b) all matters appearing on the plan of record in Instrument No. 20060328-0035052 said Register's Office; and (c) restrictive covenants of record in Instrument No. 20011105-0121083, Instrument No. 20020424-0050565, Instrument No. 20040430-0049313, Instrument No. 20040506-0051985, Instrument No. 20060320-0031638 and Instrument No. 20061214-0154502, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 7452 Riverland Drive, Nashville, Tennessee 37221
(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 our hands this 30th day of October, 2009.

Scott A. Carter by Kevin Montgomery, attorney in fact
Scott A. Carter
By Kevin Montgomery, His Attorney in Fact

Angela K. Carter by Kevin Montgomery, attorney in fact
Angela K. Carter
By Kevin Montgomery, Her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of October, 2009, before me personally appeared Kevin Montgomery, to me known to be the person who executed the foregoing instrument on behalf of Scott A. Carter and Angela K. Carter and acknowledged that he executed the same as the free act and deed of Scott A. Carter and Angela K. Carter.

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

Commission expires:
5/22/2010

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

Kathy Snider
Notary Public