BILL GARRETT, Davidson County
Trans:T20090082192 DEEDWARR
Recvd: 12/04/09 11:01 2 pgs
Fees:13.00 Taxes:222.00
20091204-0111184

| Name and Address of New Owner: | Send Tax Bills To: | Prepared by: |
|---|---|---|
| Kimberly Caster<br>911 Bryan Street<br>Old Hickory TN 37138 | Kimberly Caster<br>PO BOX 472<br>Dickson, TN 37056 | Southeast Title<br>907 Rivergate Parkway S-B-1<br>Goodlettsville, TN 37072 |

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $60,000.00

Affiant
Subscribed and sworn to before me on 11/13/09

Notary Public

My Commission Expires: 24 Jan 2011

Map & Parcel No.
44-150-80

BRYAN LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 24, 2011

## WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Randall Butler, James Butler and Bonnie Naff, all surviving Heirs-at-Law of John W. Butler, deceased (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Kimberly Caster, unmarried (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 100 SECTION OF "D" ON THE PLAN OF E.I. DU PONT DE NEMOURS AND COMPANY'S SUBDIVISION, AS OF RECORD IN BOOK 1424, PAGE 65, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 100 FRONTS 62 FEET ON THE EASTERLY SIDE OF BRYAN STREET AND EXTENDS BACK BETWEEN PARALLEL LINES 61.1 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO JOHN W. BUTLER, AN UNMARRIED PERSON BY WARRANTY DEED FROM HUBERT W. SMITH AND WIFE, ZADA H. SMITH, DATED 03/13/1967 AND FILED OF RECORD IN BOOK 4112, PAGE 367, SAID REGISTER'S OFFICE.

THE SAID JOHN W. BUTLER HAVING SINCED DIED INTESTATE ON 08/02/08, LEAVING HIS SURVIVING HEIRS AT LAW TO BE RANDALL BUTLER, JAMES BUTLER AND BONNIE NAFF, AFFIDAVIT OF HEIRSHIPS FILED OF RECORD IN INSTRUMENT NOS. 20091204-0111182, 20091204-0111183, SAID REGISTER'S OFFICE.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 911 Bryan Street, Old Hickory, TN 37138.



RBB

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

**GRANTOR further covenants** and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

**WITNESS** my hand on 11/13/09.

Bonnie Naff

Randall Butler

James Butler

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Randall Butler, James Butler and Bonnie Naff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, TN, this the 13th day of November, 2009.

Notary Public

My Commission Expires: 24 Jan 2011

BRYAN LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 24 2011