File Box 24B

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20090085488 DEEDWARR
Recvd: 12/18/09 15:08 2 pgs
Fees:13.00 Taxes:28.12
20091218-0115465

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $7,600.00

Kevin G Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF DECEMBER, 2009.

Ann B Woodall
Notary Public

MY COMMISSION EXPIRES: October 22, 2011
(AFFIX SEAL)

ANN B WOODALL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kevin G. Williams	NEW OWNER	06901000400
(NAME)	(NAME)	
4109 Cato Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	,	
(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, **Nancy Jane Rich**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kevin G. Williams**, 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 Lot No. 201 on the plan of Enchanted Hills, Section Eight of record in Book 4300, page 99, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Nancy Jane Rich by deed from Rod Brown and Edwin Rutherford, III, of record in Book 10873, page 306, Register's Office for Davidson County, Tennessee.

This is the same legal description as used in the prior Deed.

This conveyance is subject to 2009 taxes, paid, prorated and assumed by the Grantee; all matters on the Plan of record in Book 4300, page 99; to the restrictive covenants as set out in Book 4065, page 98, Book 4113, page 151, Book 4147, page 49, Book 4432, page 608, Book 4509, page 811, Book 4516, page 742, Book 4540, page 939, Book 4876, page 200, Book 7540, page 214, Book 7619, page 414, Book 7641, page 62, Book 7897, page 404, Book 7912, page 839, Book 8074, page 353, Book 8312, page 989, and Book 10616, page 524; and Sanitary Sewers and/or Storm Drainage Agreement of record in Book 6262, page 80, said Register's Office. This property is being sold as is.

unimproved ☒

This is improved ☐ property, known as 4113 Cato Road, Nashville, TN 37218
(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 December, 2009.

Nancy Jane Rich

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public, in and for the aforesaid State and County, Nancy Jane Rich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 17th day of December, 2009.

Commission expires: October 22, 2011

Ann B. Waddell Notary Public

