WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100012325 DEEDWARR
Recvd: 03/02/10 13:59 2 pgs
Fees:13.00 Taxes:3515.00

20100302-0015970

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$950,000.00**

Lynda McGuire
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF FEBRUARY, 2010

Sophia A Glenn
Notary Public

MY COMMISSION EXPIRES: 2-26-2011 (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC
SOPHIA A. GLENN
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lewis Dunn	Lewis Dunn	**168-221 & 168-222**
(NAME) **9366 & 9370 Hester Beasley Road**	(NAME) 9366 Hester Beasley RD	
(ADDRESS) **Nashville, TN 37221**	(ADDRESS) Nashville, TN 37221	
(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, **April A. Ingram, and spouse Jon M. Young,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lewis Dunn, and Lesly Dunn, husband and wife,** 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:

Tract 1

Land in Davidson County, Tennessee being Lot No. 3 on the Plan of Carousel Farm Subdivision of record in Book 9700, Page 393, to which plan reference is hereby made fro a more complete description thereof.

Being the same property conveyed to April A. Ingram, and spouse Jon M. Young by deed dated September 28, 2001 from Marsha L. Wiggins of record in Instrument No. 20011002-0106843, Register's Office for Davidson County, Tennessee.

Tract 2

Land in Davidson County, Tennessee being Lot No. 4 on the Plan of Carousel Farm Subdivision of record in Book 9700, Page 393, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to April A. Ingram, and spouse Jon M. Young by deed dated September 28, 2001 from Marsha L. Wiggins of record in Instrument No. 20011002-0106846, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **9366 & 9370 Hester Beasley Road, Nashville, TN 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 22nd day of February, 2010.

April A. Ingram

Jon M. Young

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **April A. Ingram, and spouse Jon M. Young** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the person who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 22nd day of February, 2010.

Commission expires: May 6, 2013

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

I. Dyke Tatum, Notary Public