WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100022695 DEEDWARR
Recvd: 04/16/10 13:16 2 pgs
Fees:13.00 Taxes:1346.80

20100416-0028813

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $364,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF APRIL, 2010.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires 01/09/2012

(AFFIX SEAL)

RYAN HUNTER ALSUP STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven H. Meriwether	New Owner	Map 116-4
(NAME)	(NAME)	
604 Estes Road		Parcel 145
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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, **EDWARD L. STRINGFELLOW, IV AND WIFE, ASHLEY STRINGFELLOW**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STEVEN H. MERIWETHER,** 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:

Land in Davidson County, Tennessee, being part of Block "A" marked W. W. Hart's Residence on the Plan of W. M. Cantrell's Subdivision of record in Book 332, page 85, Register's Office for Davison County, Tennessee, and shown as Lot No. 7 on the unrecorded Map of a Subdivision of Block "A" and described according to a copy of the survey made March 10, 1951, by T. R. Sanford, Surveyor, as follows:

Beginning at an iron pin on the easterly margin of Estes Avenue, 300 feet south of a spike in the south margin of Woodlawn Avenue; thence southwardly along the easterly margin of Estes Avenue, 95 feet to the northerly margin of an alley; thence with the margin of said alley, eastwardly 200 feet to a point; thence northwardly 95.4 feet, more or less, to the corner of Lots 6 and 7; thence with the line between said lots westerly 204.8 feet to the beginning.

Being the same property conveyed to Edward L. Stringfellow IV and wife, Ashley Stringfellow, by deed from Kathleen Sawyer Atkisson, Individually and as Executrix of the Estate of Marguerite M. Sawyer, of record in Instrument #20060227-0022158, said Register's Office.

This conveyance is subject to (a) 2010 real property taxes and (b) all matters appearing on the plan of record in Book 332, page 85, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 604 Estes Road, Nashville, Tennessee 37215

(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 16th day of April, 2010.

Edward L. Stringfellow, IV

Ashley Stringfellow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward L. Stringfellow, IV and Ashley Stringfellow, the bargainor, 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 Nashville, Tennessee this 16th day of April, 2010.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011