WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100025447 DEEDWARR
Recvd: 04/28/10 14:49 2 pgs
Fees:13.00 Taxes:814.00

20100428-0032400

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF APRIL, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JUDY R. MONTAGUE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 8, 2013

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennie Hagler	Primary Residential Mortgage, Inc.	81-16-595
(NAME) 1016 Jackson Street	(NAME) 3735 N. Mt. Juliet Road	
(ADDRESS) Nashville, TN 37208	(ADDRESS) Mt. Juliet, TN 37122	
(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, **Renasant Bank**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jennie Hagler**, 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 the easterly one-half of Lot No. 18 in B.W. Hall's addition to Nashville, TN a plan of which is of record in Book 17, page 261, Register's Office for Davidson County, Tennessee. Said part of Lot 18 fronts 25 feet on the North side of Jackson Street and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Renasant Bank by Substitute Trustee's Deed from R. Gary Chaffin, Substitute Trustee of record in Instrument No. 20091218-0115452 Register's Office for Davidson County, Tennessee dated December 2, 2009.

Subject to current years taxes, restrictions, easements, covenants and/or rights of way of record in said Register's Office.

unimproved ☐

This is improved ☒ property, known as **1016 Jackson Street, Nashville, TN 37208**

(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 27th day of April, 2010.

By: Rob Bearden
Special Assets Officer, Renasant Bank

By: Fred K. Wyatt, Jr.
Vice President, Renasant Bank

Executive

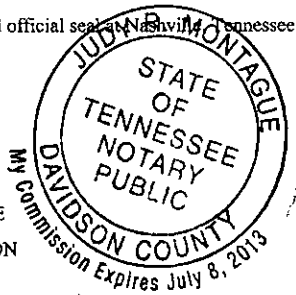
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Rob Bearden with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the special assets officer of Renasant Bank, successor by merger to Capital Bank & Trust Company the within named bargainor, a corporation, and that as such special assets officer being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by himself as special assets officer.

Witness my hand and official seal at Nashville, Tennessee this 27TH DAY OF APRIL, 2010.

Commission expires:



Judy R. Montague
Notary Public

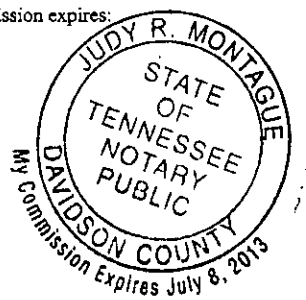
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Fred K. Wyatt, Jr. with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the vice president of Renasant Bank, successor by merger to Capital Bank & Trust Company the within named bargainor, a corporation, and that as such vice president being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by himself as vice president.

Witness my hand and official seal at Nashville, Tennessee this 27TH DAY OF APRIL, 2010.

Commission expires:



Judy R. Montague
Notary Public