Parthenon Title Agency, LLC
109 Kenner Avenue Suite 100-B
Nashville, TN 37205
(615) 829-5190

File No.: 10-1033

Please Return To:
Limestone Title & Escrow, LLC
5409 Maryland Way, Suite 130
Brentwood, TN 37027

WARRANTY DEED

THIS INDENTURE, made and entered into this **5/25/2010**, by and between **Wesley Hightower, a married individual**, parties of the first part, and **David L. Wolff, an unmarried individual**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Nashville**, County of , State of **Tennessee**, to wit:

Unit No. 27A on the Plan of McPherson Place Townhomes as shown on the Collective Exhibit C to the Declaration of Covenants, Conditions and Restrictions of McPherson Place Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20060601-0064701 , in the Register's Office of Davidson County, Tennessee.

Being part of the same property conveyed to Wesley Hightower by deed from Steve Chaisson of record as Instrument No. 20060606-0066787, Register's Office for Davidson County, Tennessee.

Subject property is not the usual place of residence, therefore no homestead or marital rights need be onveyed.

This conveyance is made subject to: any and all easements of record and subject to taxes for the year 2010 and subsequent years.

Parcel ID # **142-14C-79CO**

☐ Improved property located at: **724 McPherson Drive, Nashville, TN 37221**

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the afore described real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

Wesley Hightower

BILL GARRETT, Davidson County
Trans:T20100034488 DEEDWARR
Recvd: 06/07/10 14:18 2 pgs
Fees:13.00 Taxes:236.80
20100607-0044070

STATE OF **Tennessee**

COUNTY OF

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Wesley Hightower** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as his/her free Act and Deed.

Witness my hand and Notarial Seal this 25th day of May, 2010..

Notary Public

My Commission Expires: 5/4/13

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

****

Owner's Name: **David L. Wolff**

and Address: **724 McPherson Drive, Nashville, TN 37221**

Mail tax bills to, (Person or Agency responsible for payment of taxes)

First Liberty Financial Group LLC
9931 Corporate Campus Dr Ste 1500
Louisville, KY 40223

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$64,000.00** which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF **Tennessee**

COUNTY OF

Subscribed and sworn to before me this 25th day of May, 2010..

Notary Public

My Commission Expires: 9/25/10

JANE GRAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

This instrument prepared by:

Huntly Gordon

Huntly S. Gordon, Esq.
5409 Maryland Way, Suite 130
Brentwood, TN 37027