WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $452,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF JULY, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SHANNON PHILBIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5, 2011

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
Carol E. Copple	**Tennessee Bank & Trust, a Division of Farmers Bank & Trust**	**103-12-35**
(NAME)	(NAME)	
4201 Aberdeen Road	**330 Mayfield Drive, Suite C-6**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	**Franklin, TN 37067**	
(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, **Robert B. Pickett and wife, Layne Heacock Pickett**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carol E. Copple, an unmarried woman**, HEREINAFTER CALLED THE GRANTEES, HER 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 Lot No. 60, Block 1 on the Plan of Cherokee Park, Third Section, as of record Plat Book 843, pages 2 and 3, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert B. Pickett, unmarried by deed from John Brian Williams, unmarried of record in Book 11458, page 906 and re-recorded in Instrument No. 200001240007659 and further conveyed to Robert B. Pickett and wife, Layne Heacock Pickett by deed from George E. Mudter, Jr., Trustee of record in Instrument No. 200001240007662 Register's Office for Davidson County, Tennessee.

Subject to current years taxes, and matters set forth in a Plat of Record in Book 843, pages 2 and 3 said Register's Office.

unimproved ☐

This is improved ☒ property, known as **4201 Aberdeen Road, Nashville, TN 37205**

(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 13th day of July, 2010.

Robert B. Pickett

Layne Heacock Pickett

BILL GARRETT, Davidson County
Trans:T20100043194 DEEDWARR
Recvd: 07/14/10 14:04 2 pgs
Fees:13.00 Taxes:1672.40

20100714-0055308

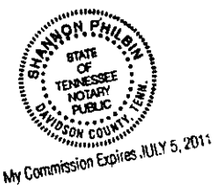
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert B. Pickett and wife, Layne Heacock Pickett, the bargainors, 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 13TH DAY OF JULY, 2010.

Commission expires:



Notary Public