WARRANTY DEED

SHANNON PHILBIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires JULY 5, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$219,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JULY, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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
Adam E. Doochin	**Adam E. Doochin**	**117-2-161**
(NAME)	(NAME)	
4411 TYNE BLVD.	SAME	
(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, **Cecil F. DeVilbiss II**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Adam E. Doochin**, 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 Lot No. 8 of Block No. 2 on the plan of the Stokes Tract of record in Book 974, page 24, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Beginning at the southwest corner of Sharondale Road and 23rd Avenue South; thence westwardly with the southerly margin of Sharondale Road 131 feet to the corner of lots Nos. 8 and 9; thence with the line between said two lots southwardly 216.5 feet to the corner of lots Nos. 7 and 8; thence eastwardly with the line between said two lots, 200 feet to the westerly margin of 23rd Avenue South; thence northwardly with the westerly margin of said Avenue 130 feet to the beginning.

Being the same property conveyed to Cecil F. DeVilbiss, II by deed from Carl. E. DeVilbiss, unmarried and Cyrus D. DeVilbiss, married of record in Instrument No. 20041123-0140538 Register's Office for Davidson County, Tennessee.

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 **2901 23rd Avenue South, Nashville, TN 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 my hand this 20th day of July, 2010.

Cecil F. DeVilbiss II

BILL GARRETT, Davidson County
Trans:T20100044486 DEEDWARR
Recvd: 07/21/10 08:29 2 pgs
Fees:13.00 Taxes:810.30

20100721-0056857

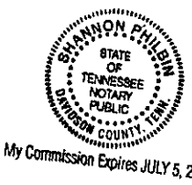
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cecil F. DeVilbiss II, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20TH DAY OF JULY, 2010.

Commission expires:



Notary Public