Bk 29

BILL GARRETT, Davidson County
Trans:T20100065909 DEEDWARR
Recvd: 10/18/10 14:14 3 pgs
Fees:18.00 Taxes:462.50
20101018-0083312

17698C
THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

WARRANTY DEED

Address New Owner(s):
Charles William Forte
101 Del Crest Drive
Nashville, TN 37217

Send Tax Bills to:
New Owners

Map/Parcel: Map/Parcel: 13607000700

FOR AND IN 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, I/we, **Carl Thomas Forte, Mary Elizabeth Forte Campbell, Rita Claire Forte Griffith, Emily Ann Forte Drake, John Michael Forte, Frances Bernadette Forte Taylor and Charles William Forte as heirs to the Estate of Anthony Victor Forte, Jr.**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Charles William Forte, unmarried**, hereinafter called the Grantee(s), their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 41 on the Plan of Priest Lake Park, Section 2, as of record in Book 4175, pages 56, 57 and 58, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Anthony V. Forte, Jr. by Warranty Deed dated October 15, 1993, and filed in Book 9118, page 359, said Register's Office. The same Anthony V. Forte, Jr. (aka Anthony Victor Forte, Jr.) having since died testate. Pursuant to the Last Will & Testament of Anthony Victor Forte, Jr. title to the above captioned property is vested in his siblings, Carl Thomas Forte, Mary Elizabeth Forte Campbell, Rita Claire Forte Griffith, Emily Ann Forte Drake, John Michael Forte, Frances Bernadette Forte Taylor and Charles William Forte, Probate No. 09P1778, in the Seventh Circuit Court of Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions, building lines and zoning regulations of record.

This is improved property known as: 3728 Anderson Road, Nashville, TN 37217

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 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 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/our hand(s) as on the date shown on the Notary Public form.

Carl J. Forte
Carl Thomas Forte
Carl Thomas Forte

Mary Elizabeth Forte Campbell
Mary Elizabeth Forte Campbell

Rita Claire Forte Griffith
Rita Claire Forte Griffith

Emily Ann Forte Drake
Emily Ann Forte Drake

John Michael Forte
John Michael Forte

Frances Bernadette Forte Taylor
Frances Bernadette Forte Taylor

Charles William Forte
Charles William Forte

STATE OF TENNESSEE DAVIDSON COUNTY ss:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carl Thomas Forte, Mary Elizabeth Forte Campbell, Rita Claire Forte Griffith, John Michael Forte, the within named 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 office, this 14th day of October, 2010.

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE DAVIDSON COUNTY ss:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Emily Ann Forte Drake, Frances Bernadette Forte Taylor and Charles William Forte, the within named 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 office, this the 15th day of October, 2010.

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires NOV. 22, 2010

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $125,000.00

Charles W. Forte
Affiant

Subscribed and sworn to before me this 15th day of October, 2010.

Ollie Mai Parsley
Notary Public

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010