WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100070042 DEEDWARR
Recvd: 11/04/10 10:00 2 pgs
Fees:13.00 Taxes:1130.54
20101104-0088430

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $305,550.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF NOVEMBER, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kyle Aaron Lawing	Reliant Bank	Map 102-16
(NAME) 531 West Hillwood Drive	(NAME) 1736 Carothers Parkway	Parcel 47
(ADDRESS) Nashville, TN 37205	(ADDRESS) Brentwood, TN 37027	
(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, **HOWARD EZRA FROST, III AND MARK BRADLEY FROST AND LEWIS RICHARDSON FROST**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KYLE AARON LAWING AND WIFE, SUZANNE WARREN LAWING,** 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. 233 on the Plan of Hillwood Estates, Section 10, of record in Plat Book 2331, pages 95-96, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Howard E. Frost, Jr., by deed dated December 31, 1979 from Ellielyn L. Frost of record in Book 5558, page 87, said Register's Office. Howard E. Frost, Jr. has since died. Howard Ezra Frost, III, Mark Bradley Frost and Lewis Richardson Frost are the devisees under the Will of Howard E. Frost, Jr. probated in Docket No. 08P-926, Seventh Circuit Court of Davidson County, Tennessee, Probate Division.

This conveyance is subject to (a) 2010 real property taxes; and (b) all matters appearing on the plan of record in Book 2331, pages 95-96, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 531 West Hillwood Drive, Nashville, Tennessee 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 3rd day of November, 2010.

Lewis Richardson Frost

Howard Ezra Frost, III By Mark Bradley Frost, His Attorney in Fact

Mark Bradley Frost

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 Mark Bradley Frost and Lewis Richardson Frost, the bargainor, 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 3rd day of November, 2010.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 7, 2011

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 3rd day of November, 2010, before me personally appeared Mark Bradley Frost, to me known to be the person who executed the foregoing instrument on behalf of Howard Ezra Frost, III and acknowledged that he executed the same as the free act and deed of Howard Ezra Frost, III .

Witness my hand and official seal at Nashville, Tennessee this 3rd day of November, 2010.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 7, 2011

Notary Public