WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100072581 DEEDWARR
Recvd: 11/16/10 11:42 2 pgs
Fees:13.00 Taxes:190.55
20101116-0091658

STATE OF TENNESSEE
COUNTY OF ROBERTSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,500.00

Karen Lamb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF NOVEMBER, 2010.

Notary Public

MY COMMISSION EXPIRES: 5 8 2

(AFFIX SEAL)

FRANKIE A. MATTHEWS NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Robertson County, Inc., 215 Highway 76 White House, TN 37188

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Coordination Plus, LLC	NEW OWNER	Map & Parcel 06002014600
(NAME) PO Box 160591	(NAME)	
(ADDRESS) Nashville, TN 37216	(ADDRESS)	
(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, Karen Lamb and Tony C. Fawbush and Aaron Alexander and Jessica Owens and Emmy Asbury, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Coordination Plus, LLC, 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:

BEING Lot No. 115, on the Plan of Parkwood Estates, Section I, of record in Plat Book 2900, Page 119 and 120, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Said Lot No. 115 fronts 75 feet on the southerly side of Moorewood Drive and runs back 134.2 feet on the westerly line and 124.1 feet on the easterly line to a dead line in the rear, which is a broken line on which it measures 73.05 feet.

Being the same property conveyed to Gerald F. Fawbush and wife, Norma W. Fawbush by deed from Bert M. Lane and wife, Johanna M. Lane of record in Book 4000, Page 358, Register's Office, Davidson County, Tennessee. The said Gerald F. Fawbush predeceased Norma W. Fawbush. The said Norma W. Fawbush having since died testate. The Will of Norma W. Fawbush left the subject property to Karen Lamb, Tony C. Fawbush, Aaron Alexander, Jessica Owens and Emmy Asbury. Also see Affidavit's of Heirship of record in Instrument Number * _____ and in Instrument Number ** _____, Register's Office for Davidson County, Tennessee. *20101116-0091656

** 20101116-0091657

This is the same description as in previous deed of record.

Subject to any and all matters and notes on plat of record in Book 2900, Page 119 & 120, Register's Office, Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3106 Moorewood Drive, Nashville, TN 37207

(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 8TH day of November, 2010.

Aaron Alexander

Karen Lamb

Jessica Owens

Tony C. Fawbush

Emmy Asbury

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Karen Lamb the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at WHITE HOUSE, Tennessee this 12TH day of November, 2010.

Commission expires:
5-8-12

Notary Public

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Tony C. Fawbush the bargainor(s), 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 WHITE HOUSE, Tennessee this 12TH day of November, 2010.

Commission expires:
5-8-12

Notary Public

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Aaron Alexander the bargainor(s), 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 WHITE HOUSE, Tennessee this 12TH day of November, 2010.

Commission expires:
5-8-12

Notary Public

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jessica Owens the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at WHITE HOUSE, Tennessee this 12TH day of November, 2010.

Commission expires:
5-8-12

Notary Public

STATE OF TEXAS
COUNTY OF COLLIN

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Emmy Asbury the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at FRISCO, TEXAS this 8th day of November, 2010.

Commission expires:
July 29th 2014

Notary Public

TIFFANY MARIE FERRARO
Notary Public, State of Texas
My Commission Expires
July 29, 2014