Record and Return to:
Prepared By:
Chapman and Rosenthal Title, Inc.
3817 Bedford Avenue, Suite 140
Nashville, TN 37215

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $977,963.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF NOVEMBER, 2010.

Notary Public

MY COMMISSION EXPIRES: 9/9/14
(AFFIX SEAL)

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott E. Dever and Suzanna J. Dever	new owner	Map 130-11
(NAME) 4507 Beacon Drive	(NAME)	Parcel 109
(ADDRESS) Nashville, TN 37215	(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, **LYLE FINLEY AND ARNOLD TACKETT, CO-TRUSTEES OF THE REVOCABLE TRUST AGREEMENT OF LYLE FINLEY DATED MAY 18, 2007**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SCOTT E. DEVER AND WIFE, SUZANNA J. DEVER,** 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. 12 on the Plan of Block S, Tyne Meade, Section IV, of record in Plat Book 1424, page 25, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Lyle Finley, Trustee of the Revocable Trust Agreement of Lyle Finley Dated May 18, 2007 by Quitclaim Deed from FTM Associates, LLC, a Tennessee limited liability company, of record in Instrument #20081029-0107754, said Register's Office.

This conveyance is subject to (a) 2010 real property taxes; and (b) all matters appearing on the plan of record in Book 1424, page 25, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 4507 Beacon Drive, Nashville, Tennessee 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.

BILL GARRETT, Davidson County
Trans:T20100073841 DEEDWARR
Recvd: 11/22/10 10:55 2 pgs
Fees:13.00 Taxes:3618.46

20101122-0093212

Witness my hand this 16th day of November, 2010.

Lyle Finley, Co-Trustee

Arnold Tackett, Co-Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Lyle Finley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the foregoing instrument for the purpose therein contained, and who further acknowledged that he is the Co-Trustee of the Revocable Trust Agreement of Lyle Finley Dated May 18, 2007, and that he is authorized by said Trust Agreement to execute the within instrument as trustee of said trust.

Witness my hand and official seal at Franklin, Tennessee this 16th day of November, 2010.

Commission expires: 9-23-2014

SUSAN VONIER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Arnold Tackett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the foregoing instrument for the purpose therein contained, and who further acknowledged that he is the Co-Trustee of the Revocable Trust Agreement of Lyle Finley Dated May 18, 2007, and that he is authorized by said Trust Agreement to execute the within instrument as trustee of said trust.

Witness my hand and official seal at Franklin, Tennessee this 16th day of November, 2010.

Commission expires: 9-23-2014

SUSAN VONIER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public