SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110011345 DEEDWARRSP
Recvd: 02/24/11 10:27 3 pgs
Fees:18.00 Taxes:555.00
20110224-0015165

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS **$150,000.00**

Katrice Earles
~~DAVID B. OLALEKAN~~, AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME, THIS 9th DAY OF FEBRUARY, 2011

Kim Perry
Notary Public

8-2013

MY COMMISSION EXPIRES:

(AFFIX SEAL)

KIM PERRY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Ernest B. Williams IV, PLLC
Ernest B. Williams, IV, Esquire
P.O. Box 159264
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAVID B. OLALEKAN 147 Mary Jo Martin Dr. LaVergne, TN 37086	New Owner	155-00-0-267

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUALBE CONSIDERATIONS THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, WE, CADENCE BANK, N.A., HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID B. OLALEKAN, UNMARRIED, HEREINAFTER CALLED THE GRANTEE(S), GRANTEE'S HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED IN **EXHIBIT A**, ATTACHED.

This is X improved ☐ unimproved property, known as **8291 COLLINS ROAD, NASHVILLE, TN 37081**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons claiming by and through the GRANTOR(S), but not otherwise. Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS my/our hand(s) this 9 day of February, 2011

CECILIA M. HENSLEY
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY

Cadence Bank, N.A.

Print Name: JON W BECHTEL
Title: Vice President

STATE OF TENNESSEE)
COUNTY OF Williamson)

BEFORE ME, the undersigned a Notary Public of the State and County aforementioned, personally appeared Jon Bechtel, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of Cadence Bank, N.A., a national association and as such Vice President, executed the foregoing instrument for the purpose therein contained, [by signing the name of the corporation Cadence Bank, N.A., as Vice President] or and acknowledged the instrument to be the free act and deed of Cadence Bank, N.A.

WITNESS my hand and seal, this 9th day of February, 2011.

Notary Public

My Commission Expires: 6/6/2011

Personally known: ✓ or Produced Identification: _____
Type of Identification Produced: _____ Driver's License _____ Other: _____

RETURN TO:
Ernest B. Williams IV, Esquire
Ernest B. Williams IV, PLLC
P.O. Box 159264
Nashville, Tennessee 37215

Initials: _____
_____

EXHIBIT A
LEGAL DESCRIPTION

Formal Address: 8291 Collins Road, Nashville, TN 37081

Map/Parcel: 155-00-0-267.

Description:

Land in Davidson County, Tennessee, being Lot(s) 2, as shown on the map entitled Chaffin Subdivision No. 4, of record as Plat Book 9700, page 879, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to CADENCE BANK, N.A., by deed from ERNEST B. WILLIAMS IV, AS TRUSTEE, of record as Instrument No. 20100513-0037042, dated May 10, 2010, said Register's Office.