WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110013872 DEEDWARR
Recvd: 03/08/11 10:20 2 pgs
Fees:13.00 Taxes:791.80
20110308-0018434

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $214.000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF MARCH, 2011.

Notary Public

MY COMMISSION EXPIRES: October 22, 2011
(AFFIX SEAL)

ANN B. WADDELL NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janice E. King	NEW OWNER	085000070.00
(NAME)	(NAME)	
3015 Fernbrook Lane		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	,	
(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, Trustees of Donelson Church of Christ, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janice E. King, 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. 2 on the plan of the Resubdivision of Lots 2 and 3 of Section 3, Heartland of record in Instr. No. 20060810-0098709, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Trustees of Donelson Church of Christ by deed from David Lipscomb College Foundation, of record in Book 4588, page 586, Register's Office for Davidson County, Tennessee.

Subject to all taxes for 2011 and subsequent years, which are a lien not yet payable. Subject to all matters as set out on the plan of record in Instr. No. 20060810-0098709; to water mains and appurtenances easement as set out in Book 4847, page 853; to Deeds of Conveyance granted to Metropolitan Government of Nashville, Davidson County, Tennessee, as set out in Book 4695, page 482, and Book 5250, page 710; to Sanitary Sewer and/or Storm Drainage Agreements as set out in 5152, page 204, and Book 5708, page 523, said Register's Office. Subject to the rights and claims of parties in possession. This property is being sold as is.

unimproved ☐

This is improved ☒ property, known as 3015 Fernbrook Lane, Nashville, TN 37214
(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 my hand this 4th day of March, 2011.

Trustees of Donelson Church of Christ

By:
James Biffle, Trustee

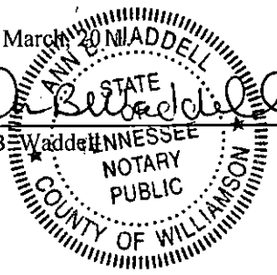
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for the aforesaid State and County, James Biffle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath that he is the elder and duly authorized Trustee of the Trustees of Donelson Church of Christ, the bargainors, and he as such Trustee being authorized by the Church and it's Trustees to execute the within instrument.

Witness my hand and official seal at Nashville, Tennessee this 4th day of March, 2011.

Commission expires: October 22, 2011



Ann B. Waddell Notary Public