Davidson County DEEDWARR
Recvd: 10/03/11 11:01 5 pgs
Fees:28.00 Taxes:499.50
20111003-0076332

**THIS INSTRUMENT PREPARED BY:**
Glenn S. Macbeth, Attorney
Gateway Title Services, LLC
Suite 102 Stone Gate Corporate Center
1639 Medical Center Parkway
Murfreesboro, TN 37129

**NAME AND ADDRESS OF NEW OWNERS:**
Daniel Wilson
415 Brewer Drive
Nashville, TN 37211
**SEND TAX BILLS TO:**
John Bank
50 Franklin Street
Clarksville, TN 37040

# WARRANTY DEED

(Map/Parcel 161-08-0-021.00)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, **BARBARA ELAINE TAYLOR, married, STEPHEN PHILLIP LOGAN, married and CAROLYN ELIZABETH GREER, married and BRYAN TERRY LOGAN, married (a/k/a Terry Logan), individually and as EXECUTOR OF THE ESTATE OF MARIE ELIZABETH LOGAN (a/k/a Mary E. Logan), deceased**, hereinafter referred to as "Grantors", have bargained and sold and do hereby transfer and convey unto **DANIEL WILSON, unmarried**, hereinafter referred to as "Grantee", his heirs and assigns forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

> LAND located in Davidson County, Tennessee, being all of Lot No. 3 on the Plan of Kingwood Park, according to plat and survey of same appearing of record in Book 2900, page 70, in the Register's Office of Davidson County, Tennessee, being more fully described as follows:
>
> Said Lot No. 3 fronts 126 feet on the south side of Brewer Drive and runs back 272.6 feet on the westerly line and 274.8 feet on the easterly line to a dead line in the rear on which it measures 126 feet.
>
> BEING the same property conveyed to Marie E. Logan, by Quitclaim Deed from William L. Logan and wife, Marie E. Logan, dated November 28, 1978, of record in Book 5368, page 413; see also Deed to William L. Logan and wife, Marie E. Logan in Book 3999, page 511; in the Register's Office of Davidson County, Tennessee. The said Marie E. Logan (a/k/a Marie Elizabeth Logan) died testate on August 20, 2010. Her will (Docket No. 10P1573, Seventh Circuit Court of Davidson County, Tennessee) instructed that the property be sold and proceeds be disbursed to her four children as part of her residuary estate. Letter Testamentary issued to Terry Logan October 14, 2010 and updated September 19, 2011 and TennCare release letter issued dated November 10, 2010.
>
> THIS CONVEYANCE IS MADE SUBJECT TO minimum building setback lines, public utility and drainage easements, and all other matters as shown on subdivision plat of record in Book 2900, page 70; all in the Register's Office for Davidson County, Tennessee; and to all zoning and subdivision regulations of the appropriate governmental body, together with any easements or right-of-ways for public roads and utilities.

This is improved property known as 415 Brewer Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said real estate, together with all appurtenances, estate, title and interest belonging to the said Grantee, his heirs and assigns, forever.

Grantors covenant with the said Grantee that Grantors are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as noted herein, and for the 2011 real property taxes which will be prorated at closing and paid by the Grantee.

Grantors further covenant and bind Grantors, their heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS and signatures on this the 30th day of September, 2011.

THE ESTATE OF MARY ELIZABETH LOGAN

By: Terry Logan, Executor
Terry Logan, Executor

Bryan Terry Logan
BRYAN TERRY LOGAN

Cristina Kiely Logan
CRISTINA KIELY LOGAN

Barbara Elaine Taylor
BARBARA ELAINE TAYLOR

Randall Jack Taylor
RANDALL JACK TAYLOR

By: Bryan Terry Logan, Atty-in-Fact
Bryan Terry Logan, Attorney-in-Fact

By: Bryan Terry Logan, Atty-In-Fact
Bryan Terry Logan, Attorney-in-Fact

Stephen Phillip Logan
STEPHEN PHILLIP LOGAN

Kendra Joy Colebank Logan
KENDRA JOY COLEBANK LOGAN

By: Bryan Terry Logan, Atty-In-Fact
Bryan Terry Logan, Attorney-in-Fact

By: Bryan Terry Logan, Atty-In-Fact
Bryan Terry Logan, Attorney-in-Fact

Carolyn Elizabeth Greer
CAROLYN ELIZABETH GREER

Jack Thomas Greer
JACK THOMAS GREER

By: Bryan Terry Logan, Atty-In-Fact
Bryan Terry Logan, Attorney-in-Fact

By: Bryan Terry Logan, Atty-In-Fact
Bryan Terry Logan, Attorney-in-Fact

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 Terry Logan, 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 Executor of The Estate of Marie Elizabeth Logan, the within named bargainor, and that he as such Executor, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Estate by himself as such Executor.

Witness my hand and official seal, this the 30th day of September, 2011.

Notary Public

My Commission Expires: August 16, 2014
(SEAL)

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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 Bryan Terry Logan and Cristina Kiely Logan, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th day of September, 2011.

Notary Public

My Commission Expires: August 16, 2014

(SEAL)

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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 Bryan Terry Logan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument on behalf of Barbara Elaine Taylor and Randall Jack Taylor, and acknowledged that he executed the same as the free act and deed of the said Barbara Elaine Taylor and Randall Jack Taylor for the purposes therein contained, by virtue of a Power of Attorney recorded in Instrument No. 20111003-0076326 and Instrument No. 20111003-0076327, respectively, in the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this the 30th day of September, 2011.

Notary Public

My Commission Expires: August 16, 2014

(SEAL)

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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 Bryan Terry Logan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument on behalf of Stephen Phillip Logan and Kendra Joy Colebank Logan, and acknowledged that he executed the same as the free act and deed of the said Stephen Phillip Logan and Kendra Joy Colebank Logan for the purposes therein contained, by virtue of a Power of Attorney recorded in Instrument No. 20111003-0076331 and Instrument No. 20111003-0076330, respectively, in the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this the 30th day of September, 2011.

Notary Public

My Commission Expires: August 16, 2014

(SEAL)

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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 Bryan Terry Logan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument on behalf of Carolyn Elizabeth Greer and Jack Thomas Greer, and acknowledged that he executed the same as the free act and deed of the said Carolyn Elizabeth Greer and Jack Thomas Greer for the purposes therein contained, by virtue of a Power of Attorney recorded in Instrument No. 20111003-0076328 and Instrument No. 20111003-0076329, respectively, in the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this the 30th day of September, 2011.

Notary Public

My Commission Expires: August 16, 2014
(SEAL)

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

AFFIDAVIT

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

I hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $135,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 30th day of September, 2011.

Notary Public

My commission expires: AUGUST 16, 2014

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

File No. 20110334

Certificate of Authenticity

I, Kimberly Hollingshead, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, the Undersigned, a notary public for this county and state, Kim Hollingshead who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

THOMAS L. SEALY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 1/9/12.