# WARRANTY DEED

Return to:
Stewart Title of Memphis, Inc.,
7842 Farmington Blvd.
Germantown, tN 38138
20117477
(901) 755-1000

CHAD E. PERKINS
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SHELBY

MY COMMISSION EXPIRES FEBRUARY 1, 2012

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF SEPTEMBER, 2011.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Stewart Title of Memphis, Inc., 7842 Farmington Blvd., Germantown, Tennessee 38138

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Patricia Lee Newton | Patricia Lee Newton | 12810021200 |
| (NAME) | (NAME) | |
| 8114 Stacy Square Court | 8114 Stacy Square Court | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37221 | Nashville, TN 37221 | |
| (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, **Paula Shaw, an unmarried person** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Patricia Lee Newton, a married person,** 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 the westerly part of Lot No. 3 and also known as Lot No. 3B on the Plan of Zone Lot Division—Stacy Square Townhomes, Stacy Square Section 7 of record in Book 5200 Page 438 and amended in Book 5200 Page 467 in the Register's Office for said County.**

**Said Lot No. 3B fronts 23.85 feet on the northerly margin of Stacy Court and extends back 198.91 feet on the westerly line and 269.70 feet on the broken easterly line to a dead line in the rear measuring 95.52 feet thereon.**

**This being the same property conveyed to Grantor by Warranty Deed of record at Instrument No. 20060906-0110079, in the Register's Office of Davidson County, Tennessee.**

**This conveyance is made subject to subdivision restrictions, building lines and easements of record in Plat Book 5200, Page 438 amended in , Plat Book 5200, Page 467, Restrictive Covenants in Book 5973 Page 335 and Book 6307 Page 866 all in the Register's Office of Davidson County, Tennessee; also subject to 2012 Davidson County property taxes which are not yet due and payable and any subsequent years' taxes not yet due and payable all of which the Grantee hereby assumes and agrees to pay.**

unimproved ☐

This is improved ☒ property, known as 8114 Stacy Square Court, Nashville, TN 37221

(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:T20110063014 DEEDWARR
Recvd: 10/10/11 11:07 2 pgs
Fees:13.00 Taxes:434.75
20111010-0078512

Witness my hand this 28th day of September, 2011.

Paula Shaw

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Paula Shaw** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal 28th day of September, 2011.

Commission expires:

Notary Public

CHAD E. PERKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY

**MY COMMISSION EXPIRES FEBRUARY 1, 2012**