This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

RETURN TO / PREPARED BY:
First Title and Escrow Company, Inc.
2000 Richard Jones Rd., Ste. 110
Nashville, TN 37215
FTEC File # 30315
(Davidson County File Box 9-B)

BILL GARRETT, Davidson County
Trans: T20110072787 DEEDWARR
Recvd: 11/17/11 12:40 3 pgs
Fees: 18.00 Taxes: 2286.60
20111117-0090020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $618,000.00.

Affiant

Subscribed and sworn before me this the 16th day of November, 2011.

Notary Public
My commission expires:

GEE. MUDTER, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2012

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Eric M Parmenter 1770 Tyne Blvd Nashville, TN 37215	BancorpSouth Bank PO Box 3356 Tupelo, MS 38803-3356	145-83

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MICKEY J CONES, AN UNMARRIED MAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to ERIC M PARMENTER, *hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows: *unmarried

Situated in the City of Forest Hills, and the Seventh Civil District of Davidson County, and described according to a survey prepared by William C Parish, Civil Engineer, under date of April 29, 1963, as follows:

Beginning at an iron stake set in the northwesterly margin of Tyne Boulevard, said stake being South 22 deg. 30 min. East 540 feet, more or less, from the northerly boundary of the tract of land which was conveyed to Jack Husband and wife, Kathryn Y. Husband, by deed from McQuiddy Printing Company, et al, of record in Book 2045, page 143, Register's Office for Davidson County, Tennessee, from said point of beginning; thence with the northwesterly margin of Tyne Boulevard, South 22 deg. 30 min. West 247.93 feet to an iron stake; thence, leaving said margin of Tyne Boulevard, North 70 deg. 00 min. West 464.00 feet to a monument; thence, North 9 deg. 22 min. West 110.30 feet to a monument; thence, South 85 deg. 37 min. East 548.80 feet to the point of beginning, and there is further included in this conveyance all of the Grantor's right, title and interest in and to that portion of Tyne Boulevard lying between its centerline and its northwesterly margin and the extension of the northerly and southerly boundaries of the tract hereinabove described.

Being the same property conveyed to Mickey J Cones, a married person, by QuitClaim Deed from Mickey J Cones and wife, Glenda M Cones dated March 12, 2007 of record in Instrument No. 20070314-0030952, said Register's Office.

Also being the same property conveyed to Mickey J Cones and wife, Glenda M Cones by deed from Reita Hampton, unmarried dated May 4, 2006 of record in Instrument No. 20060508-0053591, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1770 Tyne Blvd, Nashville, TN 37215.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 14th day of November, 2011.

Mickey Cones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mickey J Cones, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of November, 2011.

My commission expires:

11/7/12

Notary Public

