Return to:
Foundation Title & Escrow, LLC
30 Burton Hills Blvd, Suite 175
Nashville, TN 37215

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120005275 DEEDWARR
Recvd: 01/23/12 14:08 2 pgs
Fees:13.00 Taxes:647.50
20120123-0006293

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 17th day of January, 2012

JANIS ADAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 5-4-15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 175, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul G. Middlebrooks and Catherine B. Middlebrooks	Primary Residential Mortgage, Inc.	08203047500
(NAME) 905 Lischey Avenue	(NAME) 4750 W Wiley Post Way, Suite 200	
(ADDRESS) Nashville, TN 37207	(ADDRESS) Salt Lake City, UT, 84116	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, I/WE, **Lorenzo Wright,** a single man, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Paul G. Middlebrooks and Catherine B. Middlebrooks**, husband and wife 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 Lot No. 3 on the Plan of Sharpe and Crutcher Addition, of record in Book 57, page 82, Register's Office of Davidson County, Tennessee.

Said Lot No. 3 fronts 50 feet on the easterly side of North 4th Street and extends back between parallel lines 165 feet to an alley.

Being the same property conveyed to Lorenzo Wright by Warranty Deed from Michael V. Graves dated June 26, 2007 and filed on July 2, 2007 in Instrument Number 20070702-0078782, Register's Office of Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 905 Lischey Avenue, Nashville, TN 37207

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, has 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 our hands this **17th** day of **January, 2012**

Lorenzo Wright

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **Lorenzo Wright**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **17th** day of **January, 2012**

Notary Public

My commission expires: 5-4-15

JANIS L. ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY