WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120020659 DEEDWARR
Recvd: 03/22/12 08:57 2 pgs
Fees:13.00 Taxes:259.00
20120322-0024225

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00

Jonathan L Bradley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20TH DAY OF MARCH, 2012.

Notary Public

MY COMMISSION EXPIRES: 10-28-2015
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JONATHAN G. BRADLEY	SAME	MAP 071-11-0 PARCEL 14900
(NAME)	(NAME)	
2610 FLAMINGO DRIVE		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37207		
(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, **LINDA KAY WATSON REDIKER and RICKY W. TOMLIN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JONATHAN G. BRADLEY**, HEREINAFTER CALLED THE GRANTEE, HIS 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. 15 on the Plan of S. A. Buchanan ReSubdivision of certain lots in Trinity Heights Addition of record in Book 547, page 166, Register's Office for DavidsonCounty, Tennessee.

Said Lot No. 15 fronts 50 feet on the north side of Pullen Street and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to LINDA KAY WATSON REDIKER and RICKY W. TOMLIN, as joints tenants with the right of survivorship, and not as tenants in common by Quitclaim Deed of record in Instrument No. 201112080096006, Register's Office for Davidson County, Tennessee.

This is not the principal residence of the Grantors.

This is the same legal description that was on the previous deed of record.

This conveyance is subject to: (1) all applicable zoning ordinances; (2) utility, sewer, drainage and other easements of record (3) all subdivision/condominium assessments, covenants, by laws, restrictions, declarations and easements of record; (4) building restrictions and (5) other matters of public record.

This is unimproved property, known as 337 PULLEN AVENUE, NASHVILLE, TN 37207
(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 they hand(s) this 20th day of March, 2012.

Linda Kay Watson Rediker
LINDA KAY WATSON REDIKER

Ricky W. Tomlin
RICKY W. TOMLIN

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,LINDA KAY WATSON REDIKER and RICKY W. TOMLIN, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this.

NOTARY PUBLIC

My commission expires:

10-28-2015

