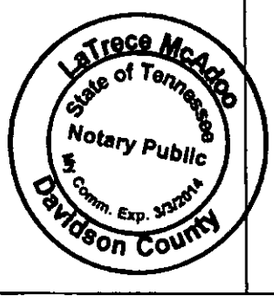
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS$134,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF APRIL, 2012.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Box 13
#16911

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Blair O. White	New owner	17605007400
(NAME)	(NAME)	
1139 Dimple Rd.		
(ADDRESS)	(ADDRESS)	
Chapmansboro, TN 37035		
(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, Ronald D. Earps and wife, Linda K. Earps, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Blair O. White, 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:

Being Lot Number 36 on the Plan of Final Plat, Hickory Woods, Section B, of record in Plat Book 6900 at page 512, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Ronald D. Earps and wife, Linda K. Earps, by deed of record in Book 8022, Page 213, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Linda K. Earps by Ronald D. Earps as her Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20120419-0033635 in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 205 Hickory Way Ct., Antioch, TN 37013

(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:T20120028660 DEEDWARR
Recvd: 04/19/12 13:36 2 pgs
Fees:13.00 Taxes:499.13
20120419-0033636

Witness our hands this 10th day of April, 2012.

Ronald D. Earps

Linda K. Earps by Ronald D. Earps, her 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 Ronald D. Earps with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 10th day of April, 2012.

Commission expires:

KRYSTN T. BURRELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 5, 2015

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 10th day of April, 2012, before me personally appeared Ronald D. Earps, the person who executed the foregoing instrument on behalf of Linda K. Earps and who acknowledged that he executed the same as the free act and deed of the said Linda K. Earps, through Power of Attorney granted he by the said Linda K. Earps.

Witness my hand and official seal at Nashville, Tennessee this 10th day of April, 2012.

Commission expires:

KRYSTN T. BURRELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 5, 2015

Notary Public