39B

WARRANTY DEED	State of Tennessee County of Davidson
BILL GARRETT, Davidson County Trans:T20120049219 DEEDWARR Recvd: 07/03/12 14:57 2 pgs Fees:13.00 Taxes:962.00 20120703-0058687	The actual consideration or value, whichever is greater, for this transfer is **$260,000.00.** Affiant Subscribed and sworn to before me, this the 22nd day of June, 2012. Notary Public My commission expires: (AFFIX SEAL)

KENNETH M. BALLEN NOTARY PUBLIC AT LARGE DAVIDSON CO.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Nathan Chadwick Head	Franklin Synergy Bank	**Map 132-15-0 Parcel 038.00**
4419 Prescott Rd	722 Columbia Ave	
Nashville, TN 37204	Franklin, TN 37064	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Ruth G. Allen, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Nathan Chadwick Head, unmarried

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. 88 as shown on the Plan of Southmeade, Section III, Revised Southmeade, of record in Book 2900, Page 124, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Edgar C. Allen Jr. and spouse, Ruth G. Allen, by Deed dated April 15, 1991 from Angelos Anderson, a single person, of record in Book 8331, Page 156, Register's Office for Davidson County, Tennessee. Edgar C. Allen Jr. died July 9, 2008.

This instrument is being executed on behalf of Ruth G. Allen, pursuant to a Power of Attorney executed by same on the 31 **day of** July, 2008, **of record in Instrument No.**20120621-0054591, **Register's Office for Davidson County, Tennessee.**

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__x__) Unimproved (____) property, known as **4419 Prescott Rd, Nashville, TN 37204**

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 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 my/our hand(s) this 22nd day of **June, 2012.**

Ruth G. Allen by Edgar Allen, III, Attorney-in-Fact

Ruth G. Allen by Edgar Allen, III, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named **Edgar Allen, III.,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-in-Fact for **Ruth G. Allen**, and that he as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Ruth G. Allen**, for the purpose therein contained, by signing the name of **Ruth G. Allen**, by himself as Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of June, 2012.

Notary Public

My Commission expires: 2/24/13

JOHN GOC
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.