WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120056616 DEEDWARR
Recvd: 08/01/12 12:46 2 pgs
Fees:13.00 Taxes:1393.05

20120801-0067937

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR 4, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $376,500.00

Michael L. Bridge by Attorney Thomas B.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF JULY, 2012.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael L. Bridge	Regions Bank DBA Regions Mortgage	
(NAME) 216 Baskin Drive	(NAME) 2050 Parkway Office Circle	12902003700
(ADDRESS) Nashville, TN 37205	(ADDRESS) Birmingham, AL 35244	
(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, I, **EDWARD TODD NATHAN**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **MICHAEL L. BRIDGE,** A MARRIED PERSON 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 and being Lot No. 946 on the Map of West Meade Farms, Inc. Section XII, as of record in Plat Book 2331, Page 111, 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 Edward Todd Nathan by Quitclaim deed from Anita Michelle Nathan a/k/a Anita M. Howard, dated 07/07/2005 and filed of record in Instrument No. 20050810-0095028, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to E. Todd Nathan, unmarried and Anita M.. Howard by Warranty deed from Jerry Wise and wife, Dorothy G. Wise a/k/a Dorathy G. Wise of record in Book 10322, page 858, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2012 real property taxes; (b) all matters appearing on the plan of record in Book 2331, page 111, said Register's Office; and (c) restrictive covenants of record in Book 2536, page 115, said Register's Office.

Amy Nathan, wife of Edward Todd Nathan, joins in the execution of this instrument for the purpose of relinquishing all of her rights, title and interest, marital or otherwise, in and to subject property.

unimproved ☐

This is improved ☒ property, known as 216 Baskin Drive, Nashville, TN 37205
(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 my hand this 31st day of July, 2012.

Edward Todd Nathan

Amy Nathan

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 Edward Todd Nathan and Amy Nathan, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of July, 2012.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 4, 2013

Notary Public