BILL GARRETT, Davidson County
Trans:T20120060465 DEEDWARR
Recvd: 08/14/12 13:43 2 pgs
Fees:13.00 Taxes:381.10
20120814-0072650

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 103,000.00

Affiant

Subscribed and sworn to before me, this 3rd day of August, 2012.

Notary Public

My commission expires: AUG 21 2012

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
505 JOHNNY CASH PKWY.
HENDERSONVILLE, TN 37075

WARRANTY DEED

Address of New Owner(s) as follows: **THOMAS S WHISENHUNT**	Send Tax Bills To: **ACOPIA, LLC**	Map-Parcel Numbers: **02800002801**
5025 RIDGE HILL DR	**306 NORTHCREEK BLVD, 100**	
JOELTON, TN 37080	**GOODLETTSVILLE, TN 37072**	

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 ACKNOWLEDGE, WE,

PERRY BUCK

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

THOMAS S WHISENHUNT AN UNMARRIED MAN

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:

TRACT 1
Land in the 14th, formerly the 24th Civil District of Davidson County, Tennessee, described according to a survey made by L.R. Mefford, Jr , November 1, 1963, as follows:

Beginning at a point in the southern boundary line of the property conveyed to Edward W. Thompson and wife, by deed from Jas. E. Covington, Clerk & Master, as of record in Book 3345, page 297, Register's Office for said county, being the northwest corner of the property conveyed to Gilbert E. Martin and wife, by deed from Berlie Pemberton, of record in Book 3226, page 533, said Register's Office; thence with said Martin's western boundary line, South 2 degrees West 255 feet; thence North 80 degrees 01' West 994 feet; thence North 2 degrees 35' East 128 feet to a point in the southern boundary line of the property conveyed to Edward W. Thompson and wife, by deed from E.T. Saunders and wife, of record in Book 2959, page 237, said Register's Office, thence with same and the southern boundary line of the property conveyed to said Thompson, by deed from said Jas. E. Covington, Clerk & Master, South 87 degrees 21' East 530 feet to an iron pipe; thence North 2 degrees East 240.4 feet to an iron pipe; thence South 78 degrees 31' East 227.5 feet to an iron pipe; thence South 85 degrees 00' East 229.1 feet to an iron pipe; thence South 2 degrees 00' West 194.8 feet to the point of beginning, containing 6.5 acres, more or less.

TRACT 2
Being a certain tract or parcel of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey dated March 21, 1967 by L.R. Mefford, Jr. as follows:

BEGINNING at a point in the center of a proposed road at the northwest corner of the Hillcrest Baptist Church tract; thence north 81 degrees 37' West 158 feet; thence north 89 degrees 12' West 120 feet to a point in the center of said proposed road; thence leaving said road North 89 degrees 12' West 733 feet to an iron pin; thence South 2 degrees West 194.8 feet to an iron pin; thence South 87 degrees 21' East 890 feet to an iron pin at the southwest corner of Hillcrest Baptist Church property; thence with the westerly margin of Hillcrest Baptist Church property, North 2 degrees East 219 feet to the point of beginning, containing 4.27 acres, more or less.

EXCLUDED FROM TRACT 2. Being Lot No. 1 of Buck Subdivision of record in Plat Book 8250, page 282, to which said plat reference is hereby made for a more complete and accurate legal description.

BEING THE SAME PROPERTY CONVEYED TO PERRY BUCK BY SPECIAL WARRANTY DEED FROM LOUISE BUCK AKA BILLIE L BUCK DATED 11/09/04 AND RECORDED ON 11/22/04 IN INSTRUMENT NO. 20041122-0139528, SAID REGISTER'S OFFICE FOR SAID COUNTY.

The subject property is neither the principal residence of Grantor nor his/her spouse or any dependent.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters shown on the plan of record XXXXXXXXXXXXXXXXXXXX, Register's Office for DAVIDSON County, Tennessee.

This is improved (__X__) unimproved (____) property known as 5025 RIDGE HILL DR, JOELTON, TN 37080.

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 in 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 3rd day of August, 2012.

PERRY BUCK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, PERRY BUCK, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3rd day of August, 2012.

MY COMMISSION EXPIRES MARCH 1, 2016

Notary Public

My Commission Expires:_____

JANA D. DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER