WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120066316 DEEDWARR
Recvd: 09/05/12 09:04 2 pgs
Fees:13.00 Taxes:440.30

20120905-0079986

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF ~~ROBERTSON~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of August, 2012.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Robertson County, Inc., 215 Highway 76, White House, TN 37188

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jared K. Brennan	Primelending	07309004500
(NAME)	(NAME)	
2402 Gregory Drive	18111 Preston Road #900	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Dallas, TX 75252	
(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, John W. Love, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jared K. Brennan, an unmarried 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 being Lot No. 72 on the Map of Gibson heights, as of record in Book 1835, page 133, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John W. Love and wife, Elsie Jean B. Love by deed from Horace L. Wright and wife, Berdenia T. Wright of record in Book 2246, Page 261, Register's Office, Davidson County, Tennessee. The said Elsie Jean B. Love now being deceased.

This conveyance is subject to restrictions of record in Book 2087, Page 453, said Register's Office.

This conveyance is subject to easements in Book 2093, Page 213, and Book 4145, Page 729, said Register's Office.

This conveyance is subject to all matters on plan of record in Book 1835, Page 133, as amended in Book 2093, Page 213, said Register's Office.

This conveyance is subject to any and all easements and minimum building setback lines of record.

unimproved ☐

This is improved ☑ property, known as 2402 Gregory Drive, Nashville, TN 37216

(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 30th day of August, 2012.

X _____
John W. Love

STATE OF TENNESSEE

COUNTY OF ROBERTSON

On this 30th day of August, 2012, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **John W. Love**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:

5-3-16

_____
Notary Public,

FRANKIE A. MATTHEWS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON