WARRANTY DEED

ANGELA G. BATSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 6, 2014

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th day of September, 2012.

Angela G. Batson
Notary Public

MY COMMISSION EXPIRES: 1-6-2014

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 7127 Crossroads Blvd., Suite 103, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kevin Tran	PrimeLending	128-14-0-187.00
(NAME)	(NAME)	
237 Cross Timbers Drive	18111 Preston Road, Suite 900	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	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, I, Parie Lee Whitely, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin Tran, 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 95, SECTION 4, HARPETH PARK, as shown on plat of record in Plat Book 4300, Page 52, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to William M. Whitely and wife, Parie Lee Whitely by Warranty Deed from Robert Earl Summers, Jr., recorded on the 21st day of August, 1995 in Deed Book 9768, Page 534, in the Register's Office of Davidson County, Tennessee. Said interest is now vested in Parie Lee Whitely, as surviving tenant by the entirety, the said William M. Whitely having since died.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements or 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.

unimproved ☐

This is improved ☑ property, known as 237 Cross Timbers Drive, Nashville, TN 37221

(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 14th day of September, 2012.

Parie Lee Whitely
Parie Lee Whitely

Davidson County DEEDWARR
Recvd: 09/18/12 10:55 3 pgs
Fees:18.00 Taxes:547.60
20120918-0084710

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 14th day of September, 2012, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Parie Lee Whitely**, 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 she executed the same as her free act and deed.

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

My Commission Expires:

_____



_____

Notary Public,

Certificate of Authenticity

I, Kim Hollingshead *, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.*

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Angela G. Batson*, a notary public for this county and state,* Kim Hollingshead *who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.*

Angela G. Batson

Notary's Signature

My Commission Expires: 1-6-2014

Notary's Seal (If on paper)

