BOX 10-B

BILL GARRETT, Davidson County
Trans:T20120070334 DEEDWARR
Recvd: 09/18/12 13:44 2 pgs
Fees:13.00 Taxes:203.50
20120918-0084800

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00

Steve Archey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 18 TH DAY OF SEPTEMBER, 2012.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: MAY 5, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STEVE ARCHEY	SAME	113-00-0-060.00
(NAME)	(NAME)	
7892 BUFFALO ROAD		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

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 ACKNOWLEDGED, **I, ANDY RAY WORK, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STEVE ARCHEY,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A parcel of land in the 8th Civil District of Davidson County, Tennessee, described according to a survey by S.H. Hutchison, Surveyor, dated April 21, 1959, as follows:

Situated on the northerly side of Buffalo Road and being a portion of the Arthur Lee Williams tracts numbers one and two as described in Deed to said Arthur Lee Williams, of record in Book 1726, page 561, Register's Office for said County, and more particularly described as follows:

Beginning at a point in the center of Buffalo Road at the southeast corner of Wilbur Lockridge's tract, stake in line on north margin of road; thence with Wilbur Lockridge easterly line north 30 deg. west 24.40 poles to a stake with two hickory pointers; thence leaving his line going north 67 deg. east 21 poles to a stake with a red oak, tan oak, and hickory pointers; thence south 10 deg. west 24 poles to the center of the Buffalo Road, stake in line on north margin or road; thence with said road as follows: south 58 deg. west 9.25 poles to a point; south 75 deg. west 4 poles to point of beginning, containing 2.52 acres, more or less.

Being the same property conveyed to Andy Ray Work from Clara Butler, a widow, by deed of record in Book 7762, page 50, dated January 27, 1989, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **7892 BUFFALO ROAD, 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 18 **th** day of SEPTEMBER, 2012.

Andy Ray Work

ANDY RAY WORK

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 **Andy Ray Work**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18 **th day of SEPTEMBER, 2012.**

My commission expires: **MAY 5, 2015**



Lee A. Cohen

Notary Public