# WARRANTY DEED




STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,650.00

Janderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF SEPTEMBER, 2012.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 07/05/13

BILL GARRETT, Davidson County
Trans:T20120070657 DEEDWARR
Recvd: 09/19/12 13:35 2 pgs
Fees:13.00 Taxes:594.41
20120919-0085171

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

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Daniel A. Garfi | New Owner | |
| (NAME) | (NAME) | 12814004000 |
| 8018 Esterbrook Drive | | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37221 | | |
| (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, TRUSTEE OF THE WILLIAM M. WHITELY DISCLAIMER TRUST, UNDER THE WILL OF WILLIAM M. WHITELY,** HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **DANIEL A. GARFI,** 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:

Being Lot No. 134 on the Plan of Harpeth Park, Section II, as of record in Plat Book 3700, Page 58, 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 Parie Lee Whitely, Trusteee of the William M. Whitely Disclaimer Trust by Warranty Deed from Christie Shandelle Elder Vanderpool, now known as Christie Sadler dated 12/09/2011 and filed of record in Instrument No. 20111209-0096198, Register's Office for Davidson County, Tennessee.

William M. Whitely died on March 21, 2011. His Will was filed for probate in Davidson County Probate Court (Docket No. 11P603). Pursuant to the disclaimer filed by Parie Lee Whitely, Parie Lee Whitely as Trustee of the William M. Whitely Disclaimer Trust is devisee of the herein described property.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

unimproved ☐

This is improved ☒ property, known as 8018 Esterbrook 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 17th day of September, 2012.

Parie Lee Whitely, Trustee of the William M. Whitely Disclaimer Trust, Under the Will of William M. Whitely

By: Parie Lee Whitely, Trustee
Parie Lee Whitely, Trustee

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned notary public, Parie Lee Whitely with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Trustee of The William M. Whitely Disclaimer Trust, Under the Will of William M. Whitely, and who further acknowledged that she is authorized to execute the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 17th day of September, 2012.

Commission expires:

Notary Public

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