BILL GARRETT, Davidson County
Trans:T20120075507 DEEDWARR
Recvd: 10/04/12 14:08 2 pgs
Fees:13.00 Taxes:1350.50

20121004-0091153

Warranty Deed

Rachel Neal
STATE OF TENNESSEE NOTARY PUBLIC Davidson County

	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $365,000.00. Affiant Subscribed and sworn to before me, this the 28th day of September, 2012. Notary Public My commission expires: 07/08/13

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Franklin G. Locke	New Owner	
210 Lynwood Blvd		116-16-98.00
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **DAN J. DAVIS, A SINGLE MAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **FRANKLIN G. LOCKE, MARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 20 on the Plan of Part I-Wallace Subdivision of record in Book 1424, page 16, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Dan J. Davis by deed from Robert L. Haley, Jr., unmarried of record in Instrument 201202100011854, Register's Office for Davidson County, Tennessee, dated February 8, 2012. And being the same property conveyed to Robert L. Haley, Jr., by deed from Paul Haley and spouse, Shelly C. Haley of record in Instrument 200811030109215, Register's Office for Davidson County, Tennessee, dated October 31, 2008. And further, being the same property conveyed to Robert L. Haley, Jr., a one-half interest by deed from Paul Haley and spouse, Shelley C. Haley of record in Instrument 200712040140445, Register's Office for Davidson County, Tennessee, dated November 30, 2007.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 4031 Sneed Rd., Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 28th day of September, 2012.

Dan J. Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Dan J. Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 28th day of September, 2012.

Notary Public

My Commission Expires:

