BILL GARRETT, Davidson County
Trans:T20120088335 DEEDWARR
Recvd: 11/19/12 14:11 2 pgs
Fees:13.00 Taxes:314.50
20121119-0106547

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
12-0977

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Affiant

CAROL T BAKER STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13th day of November, 2012

Notary Public
Commission Expires: 3/19/2013

Address of New Owner	Send Tax Bills To:	Map & Parcel
Ian Gray or Claire Lynch 369 Gillette Road Nashville, TN 37211	NEW OWNER	148-13-0-165.00

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/WE,

Dorothy Jean M. Cartwright, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ian Gray and Claire Lynch

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. 93 on the Map of Fairlane Park, as of record in Book 2331, Page 108, Register's Office for Davidson County, Tennessee.

SAID Lot No. 93 fronts 144.2 feet on the southerly side of Gillette Road and runs back between lines, 177 feet on the westerly line and 172.8 feet on the easterly line to a dead line in the rear, on which it measures 160 feet.

BEING the same property conveyed to Archie Melvin Cartwright and wife, Dorothy Jean M. Cartwright by Warranty Deed from Charles A. Wheeler, Jr. and wife, Alice Thorne Wheeler dated 5/11/67 and recorded 5/17/67 in Book 4132, Page 317, Register's Office for Davidson County, Tennessee. The said Archie Melvin Cartwright having since died, subject property vesting in Dorothy Jean M. Cartwright as surviving tenant by the entirety.

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.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 369 Gillette Road, Nashville, TN 37211.

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

Dated this the 13th day of November, 2012.

Dorothy Jean M. Cartwright

Dorothy Jean M. Cartwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Dorothy Jean M. Cartwright** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 13th day of November, 2012.



Notary Public
My Commission Expires: 3/19/2013

(Notary Seal)