BILL GARRETT, Davidson County
Trans:T20120097886 DEEDWARR
Recvd: 12/21/12 13:57 2 pgs
Fees:13.00 Taxes:370.00

20121221-0117964

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Glaral C. Meiners
Affiant

Subscribed and sworn to before me, this 19TH DAY OF DECEMBER, 2012.

Mary Birthright
Notary Public

MY COMMISSION EXPIRES: 11-3-15

(AFFIX SEAL)

MARY BIRTHRIGHT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Samuel Johnson and wife, Melinda Johnson	Same as new owner	11907003000
	(NAME)	
395 Wimpole Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we The Marie G. Farmer Revocable Living Trust, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Samuel Johnson and wife, Melinda Johnson, hereinafter called the Grantees, their heirs and assigns, that 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. 159 ON THE PLAN OF GLENCLIFF ESTATES, SECTION 7, A OF RECORD IN BOOK 2331, PAGE 73, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO LESLIE L. FARMER AND WIFE, MARIE GRAVES FARMER BY DEED FROM LEROY PRESTON AND WIFE, LOUELLA PRESTON OF RECORD IN BOOK 2738, PAGE 529, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID LESLIE L. FARMER HAVING SINCE DIED. AND FURTHER CONVEYED TO THE MARIE G. FARMER REVOCABLE LIVING TRUST, THROUGH MARIE G. FARMER, TRUSTEE OR THROUGH THE TRUSTEES NAMED THEREIN BY DEED FROM MARIE G. FARMER OF RECORD BY INSTRUMENT NO. 20040713-0085115, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

MARIE GRAVES FARMER AND MARIE G. FARMER BEING ONE AND THE SAME PERSON.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2013 AND SUBSEQUENT YEARS.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 395 Wimpole Drive, Nashville, TN 37211
(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/our hand(s) this 19th day of December, 2012.

WARRANTY DEED
(Continued)

The Marie G. Farmer Revocable Living Trust

BY: Randy Leon Farmer, Trustee
Randy Leon Farmer, Trustee

STATE OF FLORIDA

COUNTY OF PASCO

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Randy Leon Farmer, Trustee of the Marie G. Farmer Revocable Living Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged himself as Trustee of The Marie G. Farmer Revocable Living Trust, and in his capacity as such Trustee, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, on this the 18th day of December, 2012.

Catherine M. Dvaracks
Notary Public CATHERINE M. DVARACKAS

My Commission Expires: JUNE 09, 2014

(Seal)

CATHERINE M. DVARACKAS
MY COMMISSION # DD999887
EXPIRES: June 09, 2014
Fl. Notary Discount Assoc. Co.
1-800-3-NOTARY

RETURN TO:
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072