WARRANTY DEED

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $232,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF DECEMBER, 2012.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Justin Wright	Justin Wright	Map 146-12
(NAME) 5036 Brevity Lane	(NAME) 5036 Brevity Lane	Parcel 120
(ADDRESS) Nashville, TN 37220	(ADDRESS) Nashville, TN 37220	
(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, **BURTON F. ELROD, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JUSTIN WRIGHT AND LACY WRIGHT, HUSBAND AND WIFE,** 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 ALL OF LOT NO. 208 ON THE PLAN OF SECTION TWO, CRIEVE HALL ESTATES, ACCORDING TO SURVEY AND FLAT OF SAME APPEARING OF RECORD IN PLAT BOOK 2133, PAGE 45, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TOBURTON F. ELROD, MARRIED, BY DEED DATED MARCH 30, 2007 FROM JEFFREY H. HUNTER AND WIFE, JENNY HUNTER OF RECORD IN INSTRUMENT NO. 20070404-0040489, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to (a) 2012 real property taxes; (b) all matters appearing on the plan of record in Book 2133, page 45, said Register's Office; (c) restrictive covenants of record in Book 2146, page 138 and Book 2153, page 523, said Register's Office; and (d) Sewers easement of record in Book 6288, page 448, said Register's Office.

Luana Elrod joins in signing this Warranty Deed to convey any and all marital rights she may have in subject property.

unimproved ☐

This is improved ☒ property, known as 5036 Brevity Lane, Nashville, Tennessee 37220
(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.

BILL GARRETT, Davidson County
Trans:T20120099986 DEEDWARR
Recvd: 12/31/12 12:59 2 pgs
Fees:13.00 Taxes:858.40
20121231-0120697

Witness my hand this 28th day of December, 2012.

Burton F. Elrod by Luana Elrod

Burton F. Elrod
By Luana Elrod, Attorney in Fact

Luana Elrod

Luana Elrod

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 Luana Elrod, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of December, 2012.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My Commission Expires MAR. 4, 2013

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of December, 2012, before me personally appeared Luana Elrod, to me known to be the person who executed the foregoing instrument on behalf of Burton F. Elrod and acknowledged that she executed the same as the free act and deed of Burton F. Elrod.

Witness my hand and official seal at Nashville, Tennessee this 28th day of December, 2012.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My Commission Expires MAR. 4, 2013

Notary Public