THIS INSTRUMENT PREPARED BY:
BILL GARRETT, Davidson County
Trans:T20130000348 DEEDWARR
Recvd: 01/02/13 14:12 3 pgs
Fees:18.00 Taxes:166.50

20130102-0000433

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NOS.
Archie M. Williams and Archie R. Williams Columbia Highway Pulaski, TN 38478	Same as New Owner	Map: 81-60 Parcel: 0131

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, KEVIN GREENLEE, by and through his Conservator, JEANAN MILLS STUART, hereinafter referred to as the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto ARCHIE M WILLIAMS and ARCHIE R. WILLIAMS, as Joint Tenants with the right of survivorship, hereinafter referred to as the "GRANTEES", the survivor of them, or the survivor's heirs or their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 18 on the Plan of Cumberland Gardens, as of record in Book 2900, Pages 3 and 4, Register's Office for Davidson County, Tennessee.

Said Lot No. 18 fronts 54 feet on the northerly side of Jenkins Street and extends back 191.5 feet on the easterly line and 195.4 feet on the westerly line, to a dead line, measuring 65 feet thereon.

Being the same property conveyed to Mary Neal Greenlee by deed from Charles L. Greenlee of record in Book 5696, Page 935, Register's Office for Davidson County, TN. Mary NealGreenlee died testate and pursuant to Item III of her Last Will and Testament admitted to probate in the Seventh Circuit Court for Davidson County, Tennessee, Case No. 04P-023, she devised the said property to her son Kevin Greenlee. And Jeanan Mills Stuart was appointed Conservator of the Estate of Kevin Greenlee In the Matter of the Conservatorship of Kevin Greenlee, Case No. 12P-638, in the Seventh Circuit Court for Davidson County, Tennessee. By Orders of the Seventh Circuit Court for

Davidson County, TN. the said property was sold at public auction by Feller Brown Realty & Auction Company and the Contract with the Grantees was approved by the Court on December 14, 2012.
The mailing address for the property is 2710 Jenkins St., Nashville, TN 37208

By their signatures hereto, the Grantees directed that the said property be vested in them as Joint Tenants, with the right of survivorship, and not as Tenants in Common - that is, in the event of the death of either of the Grantees, the survivor shall own and hold title to the property without any right, claim or demand on the part of the decedent's estate.

The Conservator makes no warrenties and gives no covenants concerning the said property, her actions being solely as conservator for Kevin Greenlee and not otherwise.

WITNESS my hand on the day and date last acknowledged below

"GRANTEES"

ARCHIE M. WILLIAMS

ARCHIE R. WILLIAMS

"GRANTOR"

KEVIN GREENLEE,
BY JENAN MILLS STUART,
CONSERVATOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared JENAN MILLS STUART, with whom I am personally acquainted and who acknowledged herself to be the Conservator for KEVIN GREENLEE, the bargainor, and as such Conservator, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of KEVIN GREENLEE by herself as Conservator.

WITNESS my hand on this the 31st day of December, 2012.

NOTARY PUBLIC

HOMER R. AYERS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: August 20, 2013

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Archie M. Williams and Archie R. Williams, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand onthe 31st day of December, 2012.

NOTARY PUBLIC

HOMER R. AYERS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: August 20, 2013

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Affiant

Sworn to and subscribed before me, this the 31st day of December, 2012.

NOTARY PUBLIC

HOMER R. AYERS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: August 20, 2013