BILL GARRETT, Davidson County
Trans:T20130004223 DEEDWARR
Recvd: 01/16/13 08:27 2 pgs
Fees:13.00 Taxes:1110.00

20130116-0004963

THIS INSTRUMENT PREPARED BY:
Hugh W. Entrekin
TUNE, ENTREKIN & WHITE, P.C.
17th Floor, Regions Center
315 Deaderick Street
Nashville, Tennessee 37238
(615) 244-2770

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $300,000.00.

AFFIANT

Subscribed and sworn to before me, this 31 day of DECEMBER 2012.

NOTARY PUBLIC

My Commission Expires: 3-15-15

JANET S. COTHRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address New Owners as Follows:
John E. Cain,III Revocable
Living Trust and David W. Wiley
221 Deerpark Drive
Nashville, TN 37205

Send Tax Bills To:
SAME

Map-Parcel Number:
Map 155
Parcel 74

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Barbara S. Griffin ("Grantor"), an unmarried person, does hereby bargain, sell, transfer and convey unto **John E. Cain, III Revocable Living Trust, John E. Cain, III Trustee and David W. Wiley** (collectively "Grantee") their successors and assigns, real property located in Davidson County, Tennessee and more particularly described as follows:

Being a parcel of land in Nashville, Davidson County, Tennessee located south of of Poplar Creek Road at its intersection with Rolling river Parkway, being the southeasterly comer of property shown on the plan of Harpeth Glen as of record in Book 7900, page 585, R.O.D.C., and being more particularly described as follows:

BEGINNING at a point in the westerly line of property conveyed to Cecil d. Branstetter by deed of record in Book 4745, page 599, R.O.D.C., said point being southerly 1,731.48 feet from the southerly right-of-way line of Poplar Creek Road,
THENCE, with said line the following calls:
S 04 degrees 18 min 52 sec W, 29.98 feet to a point; S 06 degrees 43 min 56 sec W, 42.13 feet to a point;

S 03 degrees 44 min 25 sec W, 187.02 feet to a point; S 02 degrees 55 min 07 sec W, 110.75 feet to a point;
THENCE, with the northerly line of property conveyed to Herndon Properties by deed of record in Book 6478, page 499, R.O.D.C., the following calls:
N 89 degrees 56 min 21 sec W, 344.05 feet to a point:
N 83 degrees 59 min 03 sec W, 165.QI feet to a point; N 81 degrees 26 min 22 sec W. 90 feet to a point;
THENCE, leaving said line with a severance line, N 03 degrees 44 min 25 sec E, 383.78 feet to a point;
THENCE, continuing with said severance line, S 85 degrees 41 min 08 sec E, 598.84 feet to the point of beginning containing 230, 468 square feet or 5.29 acres, more or less according to the survey of Barge, Waggoner, Sumner and Cannon, R.L.S. No. 819, date August II, 1993.
This is unimproved property generally known as 8135 Poplar Creek Road, Nashville, Tennessee 37221.

Being part of the same property conveyed to Barbara S. Griffin by deed from Barbara S. Griffin as executrix for the Estate of Charles W. Griffin, Jr. of record as Instrument No. **20110912-0070542,** Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their successors and assigns, forever.

AND **Barbara S. Griffin** does hereby covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and that the same is unencumbered, except for current years taxes which are being prorated and assumed by Grantee.

AND **Barbara S. Griffin** does further covenant and bind herself, her heirs, representatives and assigns to warrant and forever defend the title to said land to the said Grantee, their successors and assigns against the lawful claims of all.

IN WITNESS WHEREOF, this Warranty Deed has been executed this 31 day of December, 2012.

Barbara S Griffin
Barbara S. Griffin

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared **Barbara S. Griffin,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, and who upon oath, acknowledged and that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 31st day December, 2012.

JANET S. COTHRON
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Janet S Cothron
Notary Public

My Commission Expires: 3-15-15