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WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130018053 DEEDWARR
Recvd: 03/05/13 13:10 2 pgs
Fees:13.00 Taxes:525.40
20130305-0021953

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $142,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF FEBRUARY, 2013.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joel Gronberg	F & M Bank	14715008800
(NAME)	(NAME)	
5016 Lewisdale Court	10 Cadillac Way	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Brentwood, TN 37027	
(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, WE, Joe Bryant Blaylock, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joel Gronberg, an unmarried man, 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. 528 on the Plan of Whispering Hills, Section II-C, of record in Book 2663, Pages 66 and 67, Register's Office for said County.

SAID Lot No. 528 fronts 79.1 feet on the east side of Lewisdale Court and runs back between lines 374.4 feet on the north line and 170.2 feet on the south line to a dead line on which it measures 242 feet.

Said property was obtained by Elma Lee Blaylock and wife, Carolyn E. Blaylock by deed from Carrie Leonora Miller and June L. Miller of record in Book 4184, Page 449. Elma Lee Blaylock having predeceased Carolyn E. Blaylock and the said Carolyn E. Blaylock having died testate and by Article III of the Last Will and Testament of Carolyn Estelle Blaylock filed in the Probate Clerk's Office for Davidson County, Tennessee, docket number 12P1420, property was devised to Joe Bryant Blaylock.

unimproved ☐

This is improved ☒ property, known as 5016 Lewisdale Court, 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 hand this 25th day of February, 2013.

Joe Bryant Blaylock

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 Joe Bryant Blaylock, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee this 25th day of February, 2013.

Commission expires:

Notary Public

