BILL GARRETT, Davidson County
Trans: T20130019458 DEEDWARR
Recvd: 03/11/13 10:23 2 pgs
Fees: 13.00 Taxes: 303.40

20130311-0023753

WARRANTY DEED

ET-13-2854

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,000.00

Affiant

Subscribed and sworn to before me, this 15th DAY OF February, 2013.

Notary Public

MY COMMISSION EXPIRES: 10-05-15

(AFFIX SEAL)

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven K. Crook	Steven K. Crook	
251 Hillcrest Drive (ADDRESS)	251 Hillcrest Drive (NAME) (ADDRESS)	43-14-181.00
Madison, TN 37215 (CITY) (STATE) (ZIP)	Madison, TN 37215 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BEVERLY L. GRAY, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto STEVEN K. CROOK AND WIFE, LINDA K. CROOK, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 22 on the Map of Rainbow Terrace, Section 2, not of record and described as follows:

Beginning at a point in the East margin of Hillcrest Drive at the corner of Lots Nos. 21 and 22; thence with the line between said Lots Easterly 436 feet to a point, the corner of Lots 21 and 22 and of Lots Nos. 38 and 39; thence with the line between Lots Nos. 22 and 39 and 40 Northerly 125.1 feet to the corner of Lots Nos. 22 and 23; thence with the line between said Lots Westerly 438.2 feet to the East margin of Hillcrest Drive; thence with the margin of same in a Southerly direction, 125 feet to the point of beginning.

Being the same property conveyed to Beverly L. Gray, Unmarried by Cash Deed for Tennessee from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., recorded on the 15th day of June, 2011 in Instrument No. 20110615-0045742, in the Register's Office of Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 251 Hillcrest Drive, Madison, Tennessee 37215
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 15th day of February, 2013.

Beverly L. Gray

STATE OF Tennessee

COUNTY OF Wilson

On this the 15th day of February, 2013, before me personally appeared Beverly L. Gray, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 15th day of February, 2013.

Notary Public

My Commission Expires: 10-05-18

(SEAL)



RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520