BILL GARRETT, Davidson County
Trans:T20130022678 DEEDWARR
Recvd: 03/20/13 10:05 2 pgs
Fees:13.00 Taxes:610.50
20130320-0027539

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $165,000.00

Affiant

Subscribed and sworn to before me, this 15th day of March, 2013.

Notary Public

My commission expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Kevin E. Wilson	Franklin American Mortgage Co.	**Map\Parcel: 061-01-0-045.00**
584 Joyce Lane	501 Corporate Centre Dr. #400	
Nashville, TN 37216	Franklin, TN 37067	

FOR AND IN 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 ACKNOWLEDGE, WE,

Christopher L. White and wife, Kajsa M. White

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Kevin E. Wilson, 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. 331, on the Plan of Gra Mar Acres, Section 11 (eleven), as of record in Book 2663, Page 113, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property.

Being the same property conveyed to Christopher L. White, a single man, by Warranty Deed from Jeffrey Martin Gayhart, a single man, of record in Instrument No. 20070309-0029358, dated March 6, 2007, Register's Office for Davidson County, Tennessee. Christopher L. White conveyed his interest in said property by Quitclaim Deed to create a Tenancy by the Entireties for Christopher L. White and wife, Kajsa M. White, of record in Instrument No. 20100920-0074418, September 7, 2010, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantee. Subsequent taxes are assumed by the Grantees; including Rollback taxes, if any.
The Plan of record in Plat Book 2663, Page 113, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 2134, Page 54, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.
This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 584 Joyce Lane, Nashville, TN 37216.

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 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/our hand(s) this 15th day of March, 2013.

X _____
Christopher L. White

X _____
Kajsa M. White

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Christopher L. White and Kajsa M. White , the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of March, 2013.

_____
Notary Public

My Commission Expires: 1-24-17

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: **130091DH**
RECORD & RETURN TO:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027