STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $41,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF March, 2013.

Notary Public
MY COMMISSION EXPIRES: 4-23-14
File No. G13-6099D

TAMMY MORRIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20130023115 DEEDWARR
Recvd: 03/21/13 11:30 3 pgs
Fees:18.00 Taxes:151.70
20130321-0028011

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Sheila Roberts and Ray Dominguez (NAME)	New Owner (NAME)	53-12-50
178 Park Circle (STREET ADDRESS)	(STREET ADDRESS)	
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Bonnie S. McGee, Robert Eugene Ross, Corbitt Duane Ross and Sandra M. Meador and Vickie G. Brewington**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Sheila Roberts and Ray Dominguez, as tenants in common with right of survivorship,** 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 the easterly ½ of Lot 45 and all of Lot 44 on the plan of BLOCK "A" on a certain map entitled Map No. 3 of the LIFE AND CASUALTY INSURANCE COMPANY PROPERTY AT OLD HICKORY TENNESSEE, as shown by plat of record in Plat Book 974, Page 11, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Marvin W. Ross and wife, Mary Irene Ross from Pearl G. Walker, a widow, by Deed dated September 26, 1972, in Book 4641, Page 933, in the Register's Office for Davidson County, Tennessee. Marvin William Ross having since died October 11, 1999 leaving said property vested in Mary Irene Ross as the surviving tenant by the entirety. Mary Irene Ross having since died intestate January 22, 2012, leaving Corbitt Duane Ross, Robert Eugene Ross, Bonnie S. McGee, Sandra M. Meador and Vickie G. Brewington as her only heirs at law. See Affidavit of Heirship of record as Instrument #20130321-0028008, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Map Book 974, page 11, Register's Office for Davidson County, Tennessee.

The 2012 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.

The above legal description is the same as that contained in the previous deed of record.
The signature of Bonnie S. McGee Ross is signed by her duly appointed Attorney-in-fact Sandra M. Meador, pursuant to the Power of Attorney recorded in Instrument # 20130321-0028009, said Register's Office.
The signature of Corbitt Duane Ross is signed by his duly appointed Attorney-in-Fact R.E. (Gene) Ross, pursuant to the Power of Attorney recorded in 20130321-0028010.
Bonnie S. Ross McGee and Bonnie S. McGee is one and the same person.
This is improved property, known as 178 Park Circle, Old Hickory, TN 37138.

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. Whenever 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 18th day of March, 2013.

BONNIE S. MCGEE
Bonnie S. McGee by

By: Sandra Meador A-I-F — March 18, 2013
Sandra M. Meador, Attorney-in-Fact — Date

Robert E. Ross — March 18, 2013
Robert Eugene Ross — Date

Corbit D. Ross By R.E. Ross POA, — March 18, 2013
Corbitt Duane Ross by R.E. (Gene) Ross, Attorney-in-Fact — Date

Vickie G. Brewington — March 18, 2013
~~Sandra M. Meador~~ and Vickie G. Brewington — Date
Sandra M. Meador

Sandra M. Meador

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 Robert Eugene Ross, Sandra M. Meador, and Vickie G. Brewington, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 18th day of March, 2013.

My Commission Expires: 8/23/16 — Notary Public

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Sandra M. Meador, Attorney-in-Fact for Bonnie S. McGee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Attorney-in-Fact of the maker or constituent of the maker and is authorized by the maker or by constituent, the constituent being authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this 18th day of March, 2013.

My Commission Expires: 8/23/16 — Notary Public

BRENT SMITH NOTARY PUBLIC TENNESSEE DAVIDSON COUNTY

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named R.E. (Gene) Ross, Attorney-in-Fact for Corbit Duane Ross, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Attorney-in-Fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 18th day of March, 2013.

My Commission Expires: 8/23/16

Notary Public



PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066