WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/09/13 12:55 2 pgs
Fees:13.00 Taxes:425.50
20130409-0035107

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$115,000.00.**

Affiant

Subscribed and sworn to before me this 9th day of April, 2013

Notary Public

My Commission expires: 8/19/14 (Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Virginia McMahon White	SAme	119-10-0-218.00
258 Collier Avenue		
Nashville, TN 37211		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Betty L. Moore, as Trustee for The Betty L. Moore Revocable Living Trust**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Virginia McMahon White**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

LAND LYING IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOTS 7 AND 8 OF BLOCK "F" OF THE WOODBINE COURTS SUBDIVISION, PART 2, UNRECORDED, SAID TRACT IS THE EASTERLY 60' OF THE SOUTHERLY 125' OF LOT 7 AND THE WESTERLY 30' OF THE SOUTHERLY 125' OF LOT 8. SAID PARTS OF LOTS FRONT TOGETHER 90' ON THE NORTH SIDE OF COLLIER AVENUE AND RUN BACK BETWEEN PARALLEL LINES 125' TO A DEAD LINE. SAID TRACT BEGINS AT A POINT IN THE NORTHERLY MARGIN OF COLLIER AVENUE, 341.1' EASTERLY FROM A MONUMENT WHICH IS LOCATED AT THE BEGINNING OF A CURVE IN THE NORTHEASTERLY INTERSECTION OF COLLIER AVENUE AND SIMMONS AVENUE; THENCE NORTHWARDLY 125' TO A DEAD LINE; THENCE EASTWARDLY PARALLEL WITH COLLIER AVENUE, 90' TO A DEAD LINE; THENCE SOUTHWARDLY 125' TO A POINT IN THE NORTHERLY MARGIN OF COLLIER AVENUE; THENCE WESTWARDLY 90' TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO BETTY L. MOORE, AS TRUSTEE FOR THE BETTY L. MOORE REVOCABLE LIVING TRUST FROM BETTY L. MOORE BY LIMITED WARRANTY DEED ON DECEMBER 31, 2007, OF RECORD IN INSTRUMENT NUMBER 20071231-0149150, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2013 and subsequent years a lien, but not yet due and payable.

This is improved property known as: **258 Collier Avenue, Nashville, TN 37211**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a

good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this April 9, 2013.

Betty L. Moore, as Trustee for The Betty L. Moore Revocable Living Trust

Betty L. Moore as Trustee by Irene Kelley as attorney in fact

By Betty L. Moore, as Trustee
by Irene Kelley as Attorney in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared IRENE KELLEY, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for BETTY L. MOORE, as Trustee, the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name BETTY L. MOORE, as Trustee, the bargainor(s), by the said IRENE KELLEY, as Attorney-in-Fact.

WITNESS my hand and seal, this 9 day of APRIL 2013.

NOTARY PUBLIC My Commission Expires: 8/19/14

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature My commission expires: 7/6/15

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY