BOX #14
G#24881-2

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130034757 DEEDWARR
Recvd: 04/29/13 09:03 2 pgs
Fees:13.00 Taxes:1757.50
20130429-0042045

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is **$475,000.00.**

Kathy Goodson
Affiant

Subscribed and sworn to before me, this the 26th day of April, 2013.

Etta Carter
Notary Public

My commission expires: 11/3/15
(AFFIX SEAL)

ETTA CARTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Thomas W. Cook III	**"New Owner"**	**13011007400**
4505 Harpeth Hills Drive		
Nashville, TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Larry W. Buie, unmarried

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

Thomas W. Cook III

HEREINAFTER CALLED THE GRANTEE, HIS 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. 3 of Block "G" on the Map of Tyne Meade, Section III, as of record in Book 1424, Pages 12, 13, and 14, Register's Office for Davidson County, Tennessee.

SAID Lot No. 3 fronts 197 feet on the easterly side of Harpeth Hills Drive and runs back between parallel lines 230 feet to a dead line.

BEING the same property conveyed to Larry W. Buie, unmarried, by Warranty Deed dated August 30, 1972, from George G. Creagh and wife, Susan E. Creagh, of record in Book 4633, Page 118, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Book 1424, Pages 12, 13, and 14, Register's Office for Davidson County, Tennessee; and,

2) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

This is improved property, known as: **4505 Harpeth Hills Drive, Nashville, TN 37215**.

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 **26th** day of **April, 2013.**

Larry W. Buie

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Larry W. Buie, unmarried,** the within named seller, 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 Nashville, Tennessee, this **26th** day of **April, 2013.**

Notary Public

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 2/13/17