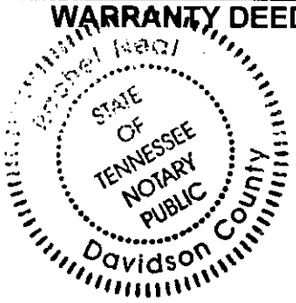
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $399,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 2013.

Notary Public

MY COMMISSION EXPIRES: 07/08/13

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 318 Seaboard Lane, Suite 114, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher White	"New Owner"	091-16-0 051.00 ~~20090604-0051602~~
(NAME)	(NAME)	
4607 Park Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, Grant S. Schulert and Alynna K. Schulert, husband and wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher White and Anna White, husband and wife, 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 described as follows: Part of Block "B" on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Plat Book 57, Page 103, in the Register's Office for Davidson County, Tennessee. Said part of said Block "B" herein conveyed, begins in the Southerly margin of 1st or Park Avenue at a point 53 feet Easterly from the Southeast corner of 6th Street, now 47th Avenue North, and 1st or Park Avenue, and runs thence Easterly from the Southeast corner of 6th Street, now 47th Avenue North, and 1st or Park Avenue, and runs thence Easterly from the Southeast corner of 6th Street, now 47th Avenue North, and 1st or Park Avenue, and runs thence Easterly along the Southerly margin of said 1st or Park Avenue 47 feet to a point; thence Southerly at right angles to 1st or Park Avenue 150 feet to the Northerly margin of an alley; thence along the Northerly margin of said alley in a Westerly direction 47 feet to a point; thence Northerly at right angles to said alley 150 feet to the Southerly margin of 1st or Park Avenue, the beginning point.

Being the same property conveyed to Grant S. Schulert and Alynna K. Schulert, husband and wife by Warranty Deed from Michael E. Collins and Karen Louise Collins, recorded on the 4th day of June, 2009 in Instrument No. 20090604-0051602, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

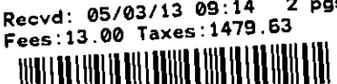
unimproved ☐

This is improved ☑ property, known as 4607 Park Avenue, Nashville, TN 37209

(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 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. 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.

BILL GARRETT, Davidson County
Trans:T20130036858 DEEDWARR
Recvd: 05/03/13 09:14 2 pgs
Fees:13.00 Taxes:1479.63



20130503-0044658

File No.: 1874
TN Warranty Deed

Witness our hands this 30th day of April, 2013.

Grant S. Schulert

Alynna K. Schulert

STATE OF TENNESSEE

COUNTY OF ~~DAVIDSON~~ WILLIAMSON

On this 30th day of April, 2013, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Grant S. Schulert and Alynna K. Schulert**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:

Notary Public,

KIMBERLY HOLLINGSHEAD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 27, 2015