BILL GARRETT, Davidson County
Trans:T20130040428 DEEDWARR
Recvd: 05/15/13 10:37 2 pgs
Fees:13.00 Taxes:666.00
20130515-0048895

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $180,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May, 2013.

Notary Public
MY COMMISSION EXPIRES: 9/22/2014
File No. 13-6620D

TRUDY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Wanda G. Wood, unmarried (NAME)	New Owner (NAME)	29-201
6404 Alessio Road (STREET ADDRESS)	(STREET ADDRESS)	
Joelton, TN 37080 (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, **Ruth Ann Tinsley, Mark Allen Tinsley and Carolyn Annette Harber**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Wanda G. Wood, unmarried,** 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:

Being in the 14th Civil District of said County. Located on west side of Highway No. 112 about ¼ of one mile Northwest of Old Hickory Blvd.

Beginning at a pin in west edge of Alessio road, being the Northwest corner of said tract and the Southwest corner of Mrs. Bessie Colorigh property, thence with west edge of Alessio road South 2 deg. West 461 feet to a pin 10ft. North of Harry Yunker's line, thence South 87 deg. 45 min. East 524 ft. running parallel with a ten foot lane between said tract of land and Harry Yunker's property to a pin, thence North 1 deg. East 436 ft. running with Tune line to a pin, thence North 85 deg. West 518 ft. running with Mrs. Bessie Colorigh line to the beginning. Containing 5.35 acres more or less.
This was originally Pete Colorigh 13.93 acre tract, now being subdivided into 3 tracts.
The home tract retained by Mrs. Pete Colorigh containing 7.08 acres, The 5.35 acre tract conveyed to Miller C. Tinsley and wife, Dorothy Esther Tinsley being on the south end of the original 13.93 acre tract. A long strip on the East side of the original 13.93 acre tract containing 1.50 acres was conveyed to Grady Proctor by Pete Colorigh, deceased, and wife Bessie Colorigh, noted in Book 59, Page 253, recorded in Book 1341, Page 502, Davidson county court house. This 1.50 acre tract was later convey to Tune by Proctor.

BEING the same property conveyed to Miller C. Tinsley and Dorothy Esther Tinsley, Husband and Wife from Mrs. Bessie Colorigh, a widow, and sons, Pete Colorigh Jr., Edward C. Colorigh, James L. Colorigh and Charles E. Colorigh, by Deed dated May 8, 1958, in Book 2749, Page 89, in the Register's Office for Davidson County, Tennessee.

The said Miller C. Tinsley died on March 9, 2006, leaving title vested solely in Dorothy Esther Tinsley as surviving tenant by the entirety.

The said Dorothy Esther Tinsley having since died on June 19, 2008, leaving title vested in her children, Ruth Ann Tinsley; Mark Allen Tinsley; and Carolyn Annette Harber as the only heirs at law of the said

Dorothy Esther Tinsley. Also, see Affidavit of Heirship filed of record in Instrument No. 20130515-0048894, in the 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:

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.

This is improved property, known as 6404 Alessio Road, Joelton, TN 37080.

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 10th day of May, 2013.

Ruth Ann Tinsley — May 10, 2013 Date

Mark Allen Tinsley — May 10, 2013 Date

Carolyn Annette Harber — May 10, 2013 Date

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 Ruth Ann Tinsley, Mark Allen Tinsley and Carolyn Annette Harber, 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 10th day of May, 2013.

My Commission Expires: 8/23/16

Notary Public

BRIAN L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

PREPARED BY AND RETURN TO:

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