BILL GARRETT, Davidson County
Trans:T20130041476 DEEDWARR
Recvd: 05/17/13 14:20 2 pgs
Fees:13.00 Taxes:614.20
20130517-0050152

THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
1000 Pleasant Grove Place, Ste. 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER
E. Mark Turner
5007 Timber Trail
Mt. Juliet, TN 37122

MORTGAGEE
None

SEND TAX BILLS
New Owner

MAP-PARCEL:
MAP 072-14-0
PARCEL 416.00 & 417.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **Michael E. Collier, married,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **E. Mark Turner,** 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:

Tract 1
Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of ReSubdivision of Lot No. 1 Cahal Lands of record in Book 4885, Page 8, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael E. Collier, by Warranty Deed from B. B. Doubleday, Jr., unmarried, dated September 5, 2002 and filed of record in Instrument No. 20020923-0116002, Register's Office for Davidson County, Tennessee.

Tract 2
Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of ReSubdivision of Lot #1 Cahal Lands of record in Book 4885, Page 8, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael E. Collier, by Warranty Deed from B. B. Doubleday, Jr., unmarried, dated September 5, 2002 and filed of record in Instrument No. 20020923-0116008, Register's Office for Davidson County, Tennessee.

This is investment property for said grantor, not his principal residence, nor is it the principal residence of any spouse of said grantor.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants; easements, covenants conditions and all matters and notes as shown on the plan of record in Book 4885, Page 8, Register's Office, Davidson, County, Tennessee.

This is the same description as in previous deed of record.

Property Taxes for the current year have been agreed to by the parties and will be paid for by the Grantee.

This is improved property known as **2506-2508 & 2510-2512 Neldia Court Nashville, TN 37206.**

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.

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

Michael E. Collier

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Michael E. Collier, 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 30th day of April, 2013.

NOTARY PUBLIC

DEAN ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 1.5.16

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $166,000.00.

AFFIANT

Subscribed and sworn to before me this 30th day of April, 2013.

NOTARY PUBLIC

DEAN ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 1.5.16