Return to:
Foundation Title and Escrow, LLC.
2672 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20130053329 DEEDWARR
Recvd: 06/24/13 13:41 2 pgs
Fees:13.00 Taxes:536.50

20130624-0064622

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $146,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th day of June, 2013 Notary Public MY COMMISSION EXPIRES: 6/15/14 (AFFIX SEAL)

CONNIE J BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd. Suite 400, Nashville, TN 37215		
ADDRESS NEW OWNER(S) AS FOLLOWS: Kenneth E. Jenks	SEND TAX BILLS TO: First Community Mortgage, Inc.	MAP-PARCEL NUMBERS 064 04 0 026.00
(NAME) 4621 Woodside Drive	(NAME) 275 Robert Rose Drive	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Murfreesboro, TN, 37129	
(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 hereby acknowledged, I/WE, Thomas L. Beck, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Kenneth E. Jenks, 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:

Located in Old Hickory, County of Davidson, State of Tennessee, to wit:

Being Lot No. 52 on the Plan of Woodside Subdivision, Section II, of record in Book 5200, page 98, Register's Office of Davidson County, Tennessee, to which plat reference is here made for a more complete description.

Being the same property conveyed to Thomas L. Beck and wife, Rachel J. Beck by Warranty Deed from Robert W. Bates and Lydia C. Frey, both unmarried dated April 14, 1994 of record in Book 9312, page 106, Register's Office of Davidson County, Tennessee. Rachel J. Beck having since died on 3/31/10 leaving Thomas L. Beck the surviving tenant by the entirety.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 4621 Woodside Drive, Old Hickory, TN 37138

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, has 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 14th day of June, 2013

Thomas L. Beck

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, Thomas L. Beck, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 14th day of June, 2013

Notary Public

My commission expires: 11-3-15

TABATHA EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY