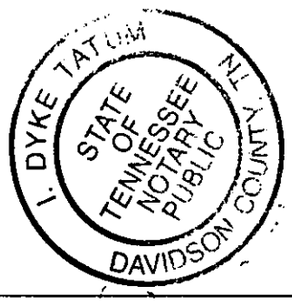
6

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$58,900.00**

Willie L. Gates
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF JULY, 2013.

Notary Public

MY COMMISSION EXPIRES: 5/8/2017
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie L. Gates	Willie L. Gates	**150020367.00**
(NAME)	(NAME)	
804 Holder Court	1512 Bell Trace Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Antioch, Tennessee 37013	
(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, **Melissa Allen, married,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Willie L. Gates,** 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:

All that certain parcel of land situate in the County of Davidson, State of Tennessee, being known and designated as follows:

Land in Davidson County, Tennessee, being Lot No. 49-B on the Plan of revised, zone lot Division, Lots 49 & 50, Harborgate, Section 1, of record in Book 6200, Page 228, as revised in Book 6200, Page 851, Register's Office for said County, to which plat reference is made for a more complete description there of being the same property conveyed from Robert Samms and Pamela Samms to Clara King, as described in Doc No. 20030930-0144221, Dated 9/29/2003, Recorded on 9/30/2003 in Davidson County Records.

Being the same property conveyed to Melissa Allen, married by deed dated February 6, 2013 from Fifth Third Mortgage Company of record in Instrument No. 20130311-0023655, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **804 Holder Court, Nashville, TN 37217**

(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:T20130057848 DEEDWARR
Recvd: 07/08/13 13:11 2 pgs
Fees:13.00 Taxes:217.93



20130708-0070283

Witness my hand this **8th day of July, 2013.**

Melissa Allen

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared with **Melissa Allen, married** whom I am personally acquainted, and who, upon oath, acknowledged herself to be the person who executed the foregoing instrument for the purpose therein contained, and that she executed the same as her free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 8th day of July, 2013.

Commission expires: May 8, 2017

I. DYKE TATUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

I. Dyke Tatum Notary Public