BILL GARRETT, Davidson County
Trans:T20130067327 DEEDWARR
Recvd: 08/06/13 11:12 2 pgs
Fees:13.00 Taxes:332.63

20130806-0082196

**State of Tennessee)**
**County of Davidson)**

The actual consideration or value, whichever is greater, for this transfer is $89,900.00.

Affiant

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

Notary Public:

My Commission Expires:
6/15/14

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

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

# WARRANTY DEED

| Name and Address of New Owner: | Send Tax Bills To: | Map/Parcel Number: |
|---|---|---|
| Julie Stringer Farrar<br>322 Josam Drive<br>Nashville, TN 37211 | New Owner | 13414002600 |

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Long Hollow Baptist Church, a Tennessee Non-Profit Corporation**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Julie Stringer Farrar**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

(3)

married

Being Lot No. 40 on the Plan of Luna Heights, Section Three, of record in Book 2900, page 138, Register's Office for said County, as follows:

Said Lot No. 40 fronts 183.2 feet on the east side of Josam Drive and extends back 257.2 feet on the northerly line and 259.6 feet on the southerly line to a dead line in the rear, measuring 117.0 feet thereon.

Being the same property conveyed to Long Hollow Baptist Church, a Tennessee Non-profit Corporation, by Quitclaim Deed from Hillcrest Baptist Church, recorded in Instrument Number 20130806-0082195, Register's Office for Davidson County, Tennessee.

This property is subject to:

Any and all plats, easements, restrictions, and other matters of record.

Subject to conditions, easements, restrictions, and/or building set-back lines that appear on the plat of record in Plat Book 2900, Page 138, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 3182, Page 244, Register's Office for Davidson County, Tennessee.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 322 Josam Drive, Nashville, TN 37211

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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 30th day of July, 2013.

**Long Hollow Baptist Church**

**By:** _____
**Jeff Morris, Delegate**

**State of Tennessee)**
**County of Sumner)**

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jeff Morris with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged himself/herself/themselves to be the Delegate of Long Hollow Baptist Church a Non-Profit Corporation, and that as such Delegate being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

Witness my hand and official seal, this 30th day of July, 2013.

Commission Expires: 10/18/16

_____
Notary Public: Devon J. Sutherland

DEVON J. SUTHERLAND
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY, TENN.

*This Instrument Prepared By:*

*Highland Title, LLC*
*The House of Cash Building*
*700 Johnny Cash Pkwy, STE 201*
*Hendersonville, TN 37075*

**Return to:**
**Foundation Title and Escrow, LLC.**
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**Mt. Juliet, TN 37122**