BILL GARRETT, Davidson County
Trans: T20130079780 DEEDWARR
Recvd: 09/16/13 09:09 2 pgs
Fees: 13.00 Taxes: 203.50

20130916-0097024

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $51,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th day of September, 2013.

Notary Public

MY COMMISSION EXPIRES: ~~9/5/15~~ 3/26/17

(AFFIX SEAL)

JENNY GOSLIN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amburgy Properties LLC	New Owner	04414011500
(NAME)	(NAME)	
142 Bryan James Ln.	142 Bryan James Ln.	
(ADDRESS)	(ADDRESS)	
Portland, TN 37148	Portland, TN 37148	
(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,

RICKY L. CURTIS AND WIFE, VIRGINIA D. CURTIS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

AMBURGY PROPERTIES LLC,

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:

Land in the 4th Civil District of Davidson County, Tennessee, being Lot No. 55 on the Map of Rolling Green Subdivision, Section I, of record in Book 1424, Page 75, Register's Office for said County, and described as follows:

Being the same property conveyed to Ricky L. Curtis and wife, Virginia D. Curtis by Deed from Paul Edward Green and wife, Patricia Ann Green, recorded on September 15, 1992, of record in Book 8729, Page 594, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 1313 8th Street, Old Hickory, TN 37138

(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

Witness my/our hand(s) this 6th day of September, 2013.

Ricky L. Curtis

Virginia D. Curtis

STATE OF LA

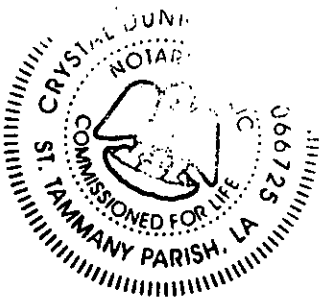
COUNTY OF St. Tammany

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ricky L. Curtis and wife, Virginia D. Curtis, 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 at on this 6th day of September, 2013

Commission expires: With Life

Notary Public





Property Address: 1313 8th Street, Old Hickory, TN 37138
Map and Parcel: 04414011500