Davidson County DEEDWARR
Recvd: 10/03/13 13:22 3 pgs
Fees:18.00 Taxes:370.00
20131003-0104009

THIS INSTRUMENT PREPARED BY
BASS, BERRY & SIMS PLC
150 Third Avenue South, Suite 2800
Nashville, TN 37201

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Vicki Jean Dyer Gray a/t/u the Vicki Jean Dyer Gray Revocable Trust and Philip A/ Gray a/t/u the Philip A. Gray Revocable Trust 152 McGavock Pike Nashville, TN 37214	Same	84-16-25

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, THEODORE F. BERTUCA ("Grantor") has bargained and sold, and by these presents transfers and conveys unto Vicki Jean Dyer Gray a/t/u the Vicki Jean Dyer Gray Revocable Trust dated June 10, 2001 and Philip A/ Gray a/t/u the Philip A. Gray Revocable Trust dated June 10, 2001, as tenants in common ("Grantees"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 14 on the Minor Plat of Bainbridge & Satterfield Subdivision, Replat of a Replat Lots 13 & 14, as shown on plat of record at Instrument No. 20080430-0044164, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Theodore F. Bertuca by deed recorded at Instrument No. 20060221-0020347 and Instrument No. 20070919-0111909, said Register's Office.

Together with Permanent Access Easement Agreement of record as Instrument No. 20070919-0111911, said Register's office.

This is unimproved property located on McGavock Pike, Nashville, Tennessee.

Said property is conveyed subject to (1) taxes for the years 2013 and thereafter; (2) matters which would be reflected on a survey; (3) matters shown on the Plan of record at Instrument Number 20080430-0044164 and (4) Permanent Access Easement Agreement of record at Instrument No. 20070919-0111911, said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs to warrant and forever defend the title to said land to Grantees, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

IN WITNESS WHEREOF, Grantor executed this instrument on this 30th day of September, 2013.

Theodore F. Bertuca
THEODORE F. BERTUCA

STATE OF TN
COUNTY OF Davidson

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Theodore F. Bertuca, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 30th day of September, 2013.

Notary Public

My Commission Expires: 10-18-16

STATE OF TN
COUNTY OF Davidson

DAVIDSON COUNTY LAURA LINCOLN STATE OF TENNESSEE NOTARY PUBLIC

The actual consideration or value (whichever is greater) for this transfer is $100,000.

Affiant

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

Notary Public

My Commission Expires: 10-18-16

DAVIDSON COUNTY LAURA LINCOLN STATE OF TENNESSEE NOTARY PUBLIC

12375548.1

True Copy Certification

I, __Lucretia Albert_____, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Lucretia Albert
Signature

State of Tennessee

County of Davidson

Personally appeared before me, __Heather Dye_____, a notary public for this county and state, ____Lucretia Albert_____ who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Heather C Dye
Notary's Signature

My Commission expires: 11/3/2015

Notary's Seal (if on paper)



My Commission Expires NOV. 3, 2015