WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ MAURY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$245,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF NOVEMBER, 2013.

Notary Public

MY COMMISSION EXPIRES: 7-22-14
(AFFIX SEAL)

SHANNON C. SYLVESTER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-22-2014

return to:
Realty Title & Escrow Co., Inc.
1118 Nashville Hwy, Ste 150
Columbia, TN 38401
931-540-1282

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Roger Jackson, III	**NEW OWNER**	**128-03-B-18.00CO**
(NAME)	(NAME)	
668 Williamsport Court		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(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, **James H. Herring, Jr. and Melinda W. Herring** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **William Roger Jackson, III,** 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 Davidson County, Tennessee, being Lot No. 18 on the Plan of the Resubdivision of Lots 17 and 18 of Williamsport Subdivision, Section One, of record in Book 8250, page 335, (which amends the plat in Book 7900, pages 628 and 629), Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

BEING the same property conveyed to James H. Herring, Jr. and wife, Melinda W. Herring by Warranty Deed from Mirita Adkisson-Fite, a single person, filed of record on November 26, 2008, in Instrument No. 20081126-115825, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2013 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 8250, page 335, said Register's Office.

unimproved

This is improved X property, known as **668 Williamsport Court, Nashville, TN 37221**
(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:T20130098918 DEEDWARR
Recvd: 11/21/13 10:40 2 pgs
Fees:13.00 Taxes:906.50
20131121-0120021

Witness our hands this 18th day of November, 2013.

James H Herring Jr by Melinda W Herring
James H. Herring, Jr. as attorney in fact by: Melinda W. Herring, as Attorney-in-fact

Melinda W Herring
Melinda W. Herring

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, Melinda W. Herring, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18th day of November, 2013.

Commission expires:
5-2-2016

Angela K. Robertson
Notary Public

Angela K. Robertson State of Tennessee Notary Public Williamson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared, Melinda W. Herring, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the person who executed the within instrument in behalf of James H. Herring, Jr., and who executed that she executed the same as the free act and deed of James H. Herring, Jr.

Witness my hand and official seal at Nashville, Tennessee this 18th day of November, 2013.

Commission expires:
5-2-2016

Angela K. Robertson
Notary Public

Angela K. Robertson State of Tennessee Notary Public Williamson County