| | |
|---|---|
| BILL GARRETT, Davidson County<br>Trans:T20130103529 DEEDWARR<br>Recvd: 12/11/13 10:42 2 pgs<br>Fees:13.00 Taxes:1341.25<br>20131211-0125474 | State of Tennessee<br>County of Williamson<br><br>The actual consideration or value, whichever is greater, for this transfer is **$362,500.00**<br>Affiant<br>Subscribed and sworn to before me, this the 9th day of December, 2013.<br>Notary Public<br>My commission expires: 04-11-2016<br>(AFFIX SEAL) |

**THIS INSTRUMENT WAS PREPARED BYAND RETURN TO:**
**Gregory S. Perrone, PC, Attorney At Law**
**109 Westpark Drive, Suite 330, Brentwood, TN 37027**

KRISTEN JACOBY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **James Treanor Granbery III** | | |
| **6236 Vosswood Dr** | **NEW OWNER** | **115-11-0-095.00** |
| **Nashville, TN 37205** | | |
| | | |

FOR AND IN 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,

**Alan LeQuire and wife, Andree LeQuire**

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

**James Treanor Granbery III, single**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson County, Tennessee COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

**Land in Davidson County, Tennessee, being Lot(s) 154, as shown on the map entitled the Plan of West Meade Farms, Inc., Section G, of record in Plat Book 1835, page 115, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.**

**Being the same property conveyed to ALAN LEQUIRE AND WIFE, ANDREE LEQUIRE, by deed from SCOTT E. ROBINSON AND WIFE, KRISTY B. ROBINSON, of record in Instrument No. 20031230-0183704, dated December 12, 2003, said Register's Office.**

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR 2014 and subsequent years and all Matters shown on the Plan of record in Plat Book 1835, page 115, said Register's Office.

This is improved property known as **6236 Vosswood Dr, Nashville, TN 37205**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and Grantors does covenant with said Grantee that Grantosr is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 Grantee, his 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 9th day of December, 2013.

**Alan LeQuire**

**Andree LeQuire**

**STATE OF TENNESSEE**
**COUNTY OF Williamson**

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Alan LeQuire and Andree LeQuire**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **9th** day of **December, 2013.**

**Notary Public**

**My Commission Expires:** 09-19-2016

