WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140026043 DEEDWARR
Recvd: 04/17/14 10:26 2 pgs
Fees:13.00 Taxes:251.60
20140417-0032182

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF APRIL, 2014.

Notary Public

MY COMMISSION EXPIRES: October 5, 2015. (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy Young	Roy Young	06016032800
(NAME) 113 Donelson Pike	(NAME) 113 Donelson Pike	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Nashville, TN 37214	
(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, **Jacqueline Perdue, a single person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Roy Young, a married man**, 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:

Being Lot No. 8 on the plan of Meadow Valley Estates of record in Book 8250, page 617, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jacqueline Perdue, a single person by deed from Bruce Bodor and Janette Bodor, Trustees of The BLMS Trust of record in Book 11423, page 459, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 2014 Taxes, prorated and assumed by the Grantee; Subject to all matters as set out on the plan of record in Book 8250, page 617, said Register's Office Subject to the rights and claims of parties in possession and to any and all leases not of public record.

This property is being sold as is

unimproved ☒

This is improved ☐ property, known as 2720 Bullock Avenue, Nashville, TN 37207
(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 hand this 17th day of April, 2014.

Jacqueline Perdue

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for the aforesaid County and State, Jacqueline Perdue, a single person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) the bargainors, and who acknowledged that she executed the within instrument for the purposes therein contained

Witness my hand and official seal at Brentwood, Tennessee this 17th day of April, 2014.

Commission expires: October 5, 2015

Ann B. Waddell Notary Public

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON