NEW OWNER:

AUBREY TAYLOR PRESTON
1014 Paris Avenue
Nashville, TN 37204

SEND TAX BILLS TO:
NEW OWNER

Map 118
Group 01-0
Parcel 236.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 14-0199

BILL GARRETT, Davidson County
Trans:T20140033468 DEEDWARR
Recvd: 05/14/14 10:43 3 pgs
Fees:18.00 Taxes:2304.14
20140514-0041292

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Six Hundred Twenty-Two Thousand Seven Hundred Forty and 00/100 Dollars ($622,740.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ALFRED L. GEORGE, JACQUELYN GEORGE, and LINDSAY A. GEORGE, as tenants in common with rights of survivorship,** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **AUBREY TAYLOR PRESTON, unmarried,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Being Lot 58 of Dr. L.G. Noel's Second Subdivision of Idlewild, or record in Plat Book 332, Page 77, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Alfred L. George, Jacquelyn George, and Lindsay A. George, as tenants in common with rights of survivorship, by Warranty Deed from Nathaniel P. Harris, III, and wife, Allison Harris, dated May 30, 2011 and of record in Instrument No. 20110404-0025633, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 1014 Paris Avenue, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 12 day of May, 2014.

Lindsay A. George
LINDSAY A. GEORGE

Jacquelyn George
JACQUELYN GEORGE

By: Lindsay A. George
LINDSAY A. GEORGE, Attorney-in-Fact
Pursuant to Power of Attorney of Record in
Book _____, Page _____, RODCT
Instrument No. 201405140041291

Alfred L. George
ALFRED L. GEORGE

By: Lindsay A. George
LINDSAY A. GEORGE, Attorney-in-Fact
Pursuant to Power of Attorney of Record in
Book _____, Page _____, RODCT
Instrument No. 201405140041290

(ACKNOWLEDGEMENTS ON THE FOLLOWING PAGE)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **LINDSAY A. GEORGE**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 12th day of May, 2014.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **LINDSAY A. GEORGE**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who acknowledged that he executed the within instrument on behalf of, and as attorney-in-fact for, **JACQUELYN GEORGE and ALFRED L. GEORGE**, the within named bargainor, for the purposes therein contained.

WITNESS my hand and official seal at office this 12th day of May, 2014.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$622,740.00**.

AFFIANT

Sworn to and subscribed to before me this 12th day of May, 2014.

NOTARY PUBLIC

My commission expires: 12-06-16

DONNA L. SAVAGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY