Davidson County DEEDWARR
Recvd: 06/02/14 13:41 4 pgs
Fees:23.00 Taxes:1221.00
20140602-0047277

THIS INSTRUMENT PREPARED BY:
Mudter & Patterson
An Association of Attorneys
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215

Record & Return To:
First Title & Escrow Co., Inc.
FTEC File No. 31797-05-2014
File Box 9-B

STATE OF TENNESSEE, COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater, for this transfer is: $330,000.00.

Affiant

Subscribed and sworn to before me this 2nd day of June, 2014.

Notary Public

My Commission Expires:

ELIZABETH J. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 3, 2015

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Jay G. Husband and Agnes S. Husband, Co-Trustees 1339 Burton Valley Rd. Nashville, TN 37215	New Owner	Map and Parcel No.: 118 110 03700

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Carolyn G. Burton, unmarried and David M. Green, married,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jay Husband and Agnes S. Husband, Co-Trustees of the Husband Family Revocable Trust** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2824 Azalea Place, Nashville, TN 37204

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This is not now nor has it ever been the principal residence of the Grantors herein.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 2nd day of June, 2014.

Carolyn G. Burton

David M. Green

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Carolyn G. Burton and David M. Green**, 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 2nd day of June, 2014.

Notary Public

My Commission Expires:

GERALD G. PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3, 2016

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 8, Block C, on the Plan of Berry Hill Gardens, as of record in Plat Book 1130, page 36, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Carolyn G. Burton and David M. Green by deed dated 4/30/2004 from Sam H. Hunt of record in Instrument No. 20040430-0048953, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2014, a lien, but not yet due and payable. Map and Parcel No. 118 110 03700.
2. All matters appearing on the Plan of record as Book 1130, page 36, Register's Office for Davidson County, Tennessee.
3. Rights of tenants in possession under unrecorded leases.

True Copy Certification

I, Elizabeth J. Smith, 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.

Elizabeth J. Smith

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Elizabeth J. Smith, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017