This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW14182

BILL GARRETT, Davidson County
Trans:T20140038693 DEEDWARR
Recvd: 06/03/14 11:04 2 pgs
Fees:13.00 Taxes:1406.00
20140603-0047752

Send Tax Bills To:
Anne L. York
5660 Valley View Road
Brentwood, TN 37027

New Owner is:
Anne L. York
5660 Valley View Road
Brentwood, TN 37027

MAP: 171-00-0

PARCEL: 116.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Joshua David Robinson, unmarried**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Anne L. York and John O. York, wife and husband,** hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Known As: **5660 Valley View Road, Brentwood, TN 37027**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 3 on the plan of Brentwood Gardens, Resubdivision of Lot Nos. 18 and 19, of record in Book 4660, Page 79, as amended in Book 10706, Page 544 and Book 10725, Page 349, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 138.14 feet on the northerly margin of Valley View Road and extends back 294.60 feet on the westerly line and 294.47 feet on the easterly line to a dead line in the rear, measuring 147.12 feet thereon.

BEING the same property conveyed to Joshua David Robinson, an unmarried man, by Quitclaim Deed from DaNae Robinson, unmarried, pursuant to the Final Decree of Divorce of record in the Circuit Court of Davidson County, Tennessee, Docket No. 13D-1996, dated 2/7/14 and recorded 2/26/14 in Instrument No. 20140226-0016428; and being the same property previously conveyed to Joshua Robinson and Danae Robinson, husband and wife, by Warranty Deed from Noble Properties, Inc.., dated 1/13/12 and recorded 1/17/12 in Instrument No. 20120117-0004392, Register's Office for Davidson County, Tennessee.

JR
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and

possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 30th day of May, 2014.

GRANTOR(S):

JOSHUA DAVID ROBINSON

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Joshua David Robinson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 30th day of May, 2014.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$380,000.00**.

AFFIANT

SWORN TO and subscribed before me this 30th day of May, 2014.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My commission expires:_____