WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140040037 DEEDWARR
Recvd: 06/06/14 12:33 2 pgs
Fees:13.00 Taxes:675.25
20140606-0049469

B-KW-14-224

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $182,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF JUNE, 2014.

Notary Public

MY COMMISSION EXPIRES: 11/6/17
(AFFIX SEAL)

James M. Wells
State of Tennessee
Notary Public
Davidson County

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Margaret L. Compton		
(NAME)	(NAME)	
224 Hicks Road	New Owner	**142-00-0-091.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **CHRISTOPHER A. SLOAN AND SHANNON M. SLOAN, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **MARGARET L. COMPTON, UNMARRIED** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in the 9th, formerly the 14th Civil District of Davidson County, Tennessee, described according to a survey made by Ralph W.C. Lambert, Surveyor, October 4, 1952, as follows:

Beginning in the center of Hicks Road at the southwest corner of the property conveyed to Joe Slayton and wife, by deed from R.E. Lepley and wife of record in Book 1308, page 346, Register's Office for said County; thence with the center of said road , South 7 degrees West 74.6 feet and South 10 1/4 degree East 125.4 feet; thence eastwardly, passing an iron pin on the easterly margin of said road, 300 feet to an iron pin located 4 feet west of a 3-inch elm tree and 2 feet north of a 2- inch hackberry tree; thence northwardly 200 feet to an iron pin located 1 foot east of a 4-inch ironwood tree on the southerly line of said Slayton property; thence with said line westwardly 300 feet to the beginning, containing 1.38 acres, more or less.

Being the same property conveyed to Christopher A. Sloan and wife, Shannon M. Sloan by deed from Paul D. Shilt and wife, Melanie A. Shilt of record in Instrument No. 20030616-0082354, Register's Office for Davidson County, Tennessee, dated May 28, 2003 and recorded on June 16, 2003.

This conveyance is subject to:
- Taxes for the year 2014 a lien, not yet due and payable.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **224 Hicks Road, Nashville, Tennessee 37221**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this the 5th DAY OF JUNE, 2014.

Christopher A. Sloan

Shannon M. Sloan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHRISTOPHER A. SLOAN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5th of June, 2014.

Notary Public
My Commission Expires: 3-6-18
(SEAL)

MARY FRANCES RUDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SHANNON M. SLOAN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5th of June, 2014.

Notary Public
My Commission Expires: 3-6-18
(SEAL)

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212