Record and return to:
Victory Title & Escrow, LLC
695 President Pl., Ste. 203
Smyrna, TN 37167
VT1406001125

BILL GARRETT, Davidson County
Trans:T20140063416 DEEDWARR
Recvd: 08/27/14 09:36 2 pgs
Fees:13.00 Taxes:1315.82
20140827-0078009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $355,625.00

Affiant

Subscribed and sworn to before me, this ~~30th~~ 25th day of ~~June~~ August, 2014.

Notary Public

My commission expires:

GAIL C. VINCENT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2016

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
ROBERT CLAY PATTON LEIGH GREEN PATTON	Farmington Mtg a division of Cadence Bank	06108002500
4712 LOG CABIN ROAD	2002 Richard Jones Rd	
NASHVILLE, TN 37216	Nashville TN 37215	

FOR AND IN 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 ACKNOWLEDGE, WE,

ROBERT N. MOORE, JR, SINGLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ROBERT CLAY PATTON and LEIGH GREEN PATTON, HUSBAND AND WIFE

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:

LAND IN DAVIDSON COUNTY, TENNESSE, BEING THE SOUTH 20 FEET FRONT AND 17-1/2 FEET REAR OF LOT NO. 6 AND ALL OF LOT NO. 7 ON THE MAP OF MRS. MCGAUGHEY'S SUBDIVISION OF TRACT NO. 3 OF A.J. MCGAUGHEY'S 2ND HAYESBORO PLAN OF LOTS, NOT OF RECORD, AND DESCRIBED ACCORDING TO A SURVEY MADE BY R.D. JUSTICE, JULY 1, 1944, AS FOLLOWS:

BEGINNING ON THE EASTERLY MARGIN OF LOT CABIN ROAD, AT THE CORNER OF LOTS 7 AND 8, BEING 445 FEET, MORE OR LESS, FROM THE SOUTHERLY MARGIN OF HAYESBORO AVEUNE; THENCE WITH THE LINE BETWEEN SAID LOTS, EASTERLY 249 FEET TO THE WESTERN BOUNDARY LINE OF LOT NO. 18 ON SAID PLAN; THENCE WITH THE LINE BETWEEN SAID LOTS 7 AND 18, NORTHWARDLY 82 FEET TO A CORNER OF LOTS 4, 6, 7, 18 AND 19; THENCE WITH THE LINE BETWEEN LOTS 4 AND 6 NORTHWARDLY 17-1/2 FEET TO THE SOUTHEAST CORNER OF A PART OF THE PROPERTY CONVEYED TO HAROLD L. HIX AND WIFE, BY DEED FROM G.H. BALTHROP AND WIFE, AS OF RECORD IN BOOK 1578, PAGE 139; THENCE WITH THE SOUTHERN BOUNDARY LINE OF THE HIX PROPERTY, WESTERLY 236 FEET, MORE OR LESS, TO A POINT IN THE EASTERLY MARGIN OF LOG CABIN ROAD; THENCE WITH THE EASTERLY MARGIN OF SAID ROAD, SOUTHWARDLY 120 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO ROBERT N. MOORE, JR BY WARRATNY DEED FROM MARTY LAGAYETTE SMITH AND MYRON FRANN SMITH, CO-TRUSTEES FOR THE BUSTER AND ANN SMITH TRUST AND RYAN ALSTON SMITH, RACHEL NICHOLE SMITH, MARTY LAFAYETTE SMITH, MYRON FRANN SMITH, JAMES CLAYTON SMITH AND JOSEPH ALLEN SMITH AS HEIRS TO THE ESTATE OF LILLIAN ANN SMITH DATED 06/13/13 AND RECORDED ON 06/18/13 IN INSTRUMENT NO. 20130618-0062379, SAID REGISTER'S OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 4712 LOG CABIN ROAD, NASHVILLE, TN 37216.

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 in 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/our hand(s) this 30th day of ~~June~~ August, 2014.
25th CMQ

ROBERT N. MOORE, JR

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson
CP

Personally appeared before me, a Notary Public of said County and State, ROBERT N. MOORE, JR, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of ~~June~~ August, 2014.
25th CP

Notary Public

My Commission Expires: 1-5-16

CHERYL M. RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD