BILL GARRETT, Davidson County
Trans:T20140067841 DEEDWARR
Recvd: 09/11/14 13:39 2 pgs
Fees:13.00 Taxes:925.00
20140911-0083382

ADDRESS NEW OWNERS and
SEND TAX BILLS:
ALDEN HORTON, III and wife,
JULI HORTON
2006 Ridley Blvd
Nashville, TN 37203

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
105 - 14 - 127

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, **ALDEN HORTON, JR. and ELIZABETH D. HORTON, Co-Trustees of the Horton Living Trust,** hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to **ALDEN HORTON, III and wife, JULI HORTON,** hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

LAND in Davidson County, Tennessee, being the South 40 feet of Lot No. 5 of Block 17 on the Plan of Yarbrough Subdivision of Woodland, of record in Book 161, Page 87, Register's Office for said County.

SAID Lot fronts 40 feet on the easterly side of White Avenue and extends back between parallel lines 167-1/2 feet to an alley in the rear.

BEING the same property conveyed to Alden Horton, Jr. and wife, Elizabeth D. Horton, Co-Trustees of the Horton Living Trust by deed recorded June 25, 2004 in Instrument No. 20040625-0075555, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 2016 White Avenue, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on this 9 day of ~~August~~ September, 2014.

ALDEN HORTON, JR., Co-Trustee

ELIZABETH D. HORTON, Co-Trustee

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, ALDEN HORTON, JR. and ELIZABETH D. HORTON, Co-Trustees if the Horton Living Trust, the within named bargainors 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 9 day of ~~August~~ September, 2014.

NOTARY PUBLIC

My Commission Expires: 6/26/17

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $250,000.00.

AFFIANT

Subscribed to and sworn before me, this the 9 day of ~~August~~ September, 2014.

NOTARY PUBLIC

My Commission Expires: 6/26/17

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
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