File Box 8

WARRANTY DEED

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $119,900.00.

Affiant

Subscribed and sworn to before me this 10th day of September, 2014.

Notary Public
My Commission expires: _____
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Joseph L. Barnes	FIRSTBANK	112-00-0-069.00
4104 Manning Hollow Road	3500 BLUE LAKE DR., 3255	
Pegram, TN 37143	BIRMINGHAM, AL 35243	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Amanda Dean, as Successor Trustee for The 4104 Manning Hollow Road Trust**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Joseph L. Barnes and Hannah N. Barnes, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in the 9th, formerly 14th Civil District of Davidson County, Tennessee, being Tract No. 6 in Travis & Lewis Land Company's Subdivision of Small Farms, not of record, and described according to a copy of a survey made by John M. Syllivan, Engineer, dated May 11, 1957, as follows: Said Tract No. 6 begins at an iron pin in the northerly margin of Manning Hollow Road, the northwesterly corner of the tract herein described and the northeasterly corner of Tract No. 5; thence with the line between Tracts 5 and 6, South 4 degrees 02 minutes West 1100 feet, more or less, to an iron pin, the southwesterly corner of subject tract and the southeasterly corner of Tract No. 5 thence Tract No. 6 and the southwesterly corner of Tract No. 7; thence with the line between Tracts Nos. 6 and 7, North 4 degrees 02 minutes East 1110 feet to an iron pin in the southerly margin of Manning Hollow Road, the northeast corner of Tract No. 6 and the northwesterly corner of Tract No. 7; thence with the southerly margin of said road, northwesterly 280.8 feet to the point of beginning, containing 4.9 acres, more or less.

Being the same property conveyed to Andy Maloney, as Trustee for The 4104 Manning Hollow Road Trust by deed from Gilda Heatwole, unmarried on July 30, 2014 of record in Instrument Number 20140801-0068658, Register's Office for Davidson County, Tennessee. Amanda Dean qualified and was appointed Successor Trustee for The 4104 Manning Hollow Road Trust.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Any inaccuracy in the area, square footage, or acreage of land described in Schedule A or attached plat, if any. The Company does not insure the area, square footage, or acreage of the land.

This is improved property known as: **4104 Manning Hollow Road, Pegram, TN 37143**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this August 28, 2014.

The 4104 Manning Hollow Road Trust

By Amanda Dean, Successor Trustee

BILL GARRETT, Davidson County
Trans:T20140068331 DEEDWARR
Recvd: 09/12/14 14:58 2 pgs
Fees:13.00 Taxes:443.63
20140912-0083902

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Amanda Dean, as Successor Trustee** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this August 28, 2014

My commission expires 7/6/15

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY