mail to:
Vanderpool, Pearman, & Drumwright
256 Seaboard Lane, Suite G-104
Franklin, TN 37067

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20140073879 DEEDWARR
Recvd: 10/01/14 13:18 2 pgs
Fees:13.00 Taxes:1455.95
20141001-0090635

Christy Wilkins Ivey — *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 56875
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kenneth E. Blackburn, III Yolanda H. Blackburn 5505 Brookshire Drive Nashville, Tennessee 37211	Same

TAX MAP-PARCEL NUMBERS: 172100A03100CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$393,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Joe E. Bingham, Jr. and wife, Suzanne M. Bingham**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kenneth E. Blackburn, III and Yolanda H. Blackburn, husband and wife**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Brentwood Cove Revision 3 of record in Doc. No. 20010201-0009801. Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Joe E. Bingham, Jr., and wife, Suzanne M. Bingham by Warranty Deed from Southeastern Building Corporation, a Tennessee corporation, dated September 19, 2002 and recorded on September 24, 2002 of record in Doc. No. 20020924-0116163, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2014, and subsequent years; The Plan, with Owner's Certificate, of record in Doc. No. 20010201-0009801, said Register's Office, which Plan shows a minimum building setback line and easement to which Plan reference is hereby made for a more complete description. Agreement for Dedication of Easement of record in Doc. No. 20000201-0010289, said Register's Office. The Declaration of Covenants, Conditions and Restrictions of record in Doc. No. 20000427-0041952, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 5505 Brookshire Drive, Nashville, Tennessee 37211

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of September, 2014.

Joe E. Bingham, Jr.

Suzanne M. Bingham

State of TENNESSEE
County of DAVIDSON

On this 30th day of September, 2014 , before me the undersigned authority, personally appeared Joe E. Bingham, Jr. and Suzanne M. Bingham , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES:
March 3, 2015

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $393,500.00

Affiant

Sworn and subscribed before me this the 30th day of September, 2014

My Commission Expires: _____

RUTH M. FORAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Dec 20, 2015

Notary Public