WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/02/14 13:30 2 pgs
Fees:13.00 Taxes:2645.50
20141002-0091134

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $715,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of September, 2014.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

CHELSEA LEIGH BROWN
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 20 MAR 16

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason Edward Parker	F&M Bank	144-07-0
(NAME)	(NAME)	(MAP)
1109 Lynnwood Blvd	P. O. Box 451	013.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215	Clarksville, TN 37041	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Malcolm L. Mimms, Jr., unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Jason Edward Parker, SINGLE MAN hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Resubdivision of Lots 20, 23, 24 and Reserved Parcel, Section Three Chickering Park of record in Plat Book 3842, Page 194, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Malcolm Mimms, Jr. Family Trust, Mary Frances Rudy, Trustee by deed from Ann Davidson, married of record in Instrument No. 20040701-0078728 Register's Office for Davidson County, Tennessee, dated june 30, 2004 and recorded on July 01, 2004 and further

Being the same property conveyed to Malcolm Mimms, Jr. Family Trust, Mary Frances Rudy, Trustee by deed from Miriam Rose Perry Mimms of record in Instrument No. 20050301-0022651 Register's Office for Davidson County, Tennessee, dated January 27, 2005 and recorded on March 01, 2005 and further

Being the same property conveyed to Malcolm L. Mimms Jr. by deed from Malcolm Mimms, Jr. Family Trust, Mary Frances Rudy Trustee of record in Instrument No. 20120326-0025510 Register's Office for Davidson County, Tennessee, dated March 26, 2012 and recorded on March 26, 2012.

Being also known as 1109 Lynnwood Blvd Nashville, TN 37215.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1109 Lynnwood Blvd, Nashville, Tennessee 37215

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 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 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 22nd day of September, 2014.

Malcolm L. Mimms, Jr.

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Malcolm L. Mimms, Jr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at ~~Brentwood~~ Nashville, Tennessee, on this the 22nd day of September, 2014.

Notary Public

JENNIFER S. DUNLAP STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 9/20/17

True Copy Certification

I, Charles E. Morton IV, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Chelsea Leigh Brown, a notary public for this county and state, Charles E. Morton IV who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature // Commission Expires: 30 March 2015

CHELSEA LEIGH BROWN NOTARY PUBLIC TENNESSEE WILLIAMSON COUNTY My Commission Expires MARCH 30, 2015