BILL GARRETT, Davidson County
Trans:T20140078396 DEEDWARR
Recvd: 10/17/14 12:18 2 pgs
Fees:13.00 Taxes:962.00

20141017-0096015

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 16th DAY OF OCTOBER, 2014.

(Affix Seal) Notary Public

My Commission Expires: 4-8-17

BRENDA FRANKS HALE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES: APRIL 8, 2017

26902

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:

BRENDA FRANKS HALE
HALE AND HALE, PLC
231 PUBLIC SQUARE, SUITE 312
FRANKLIN, TN 37064

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Robert S. Bubis	New Owner	Map/Parcel
6212 Belle Rive Drive		039 00 0 215.00
Brentwood, TN 37027		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is hereby acknowledged, CARLOS F. PRESTON AND WIFE, SHELLEY SUTTON, hereinafter called the GRANTORS, have bargained and sold, and by these presents do hereby transfer and convey unto ROBERT S. BUBIS, hereinafter called the GRANTEE, his heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 21, on the Plan of Resubdivision of Reserve Parcels "B", "C", and "D", Hickory Hollow, of record in Book 4675, page 152, to which plat reference is heremade for a more complete and accurate description of said lot, and, Instrument To Amend Final Subdivision Plat of record in Instrument No. 20051007-0121048, Register's Office for Davidson County, Tennessee to which reference is heremade.

Being the same property conveyed to Carlos F. Preston by Warranty Deed dated July 29, 2004 from Kenneth A. Smith and Margie Smith, husband and wife, of record in Instrument No. 20040802-0091925, Register's Office for Davidson County, Tennessee AND FURTHER being the same property conveyed to Carlos F. Preston and wife, Shelley Sutton by Quitclaim Deed dated July 30, 2010 from Carlos F. Preston of record in Instrument No. 20100817-0064893, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

a. Davidson County for the year 2014 are a lien against said property, are due and payable. Said taxes have been prorated between the parties as of the date of this instrument. Map/Parcel 039 00 0 215.00

b. All matters appearing on the Plan of Re-subdivision of Reserve Parcels "B" "C" & "D", Hickory Hollow Subdivision, of record in Plat Book 4675, page 152, and Instrument to Amend Final Subdivision Plat of record in Instrument No. 20051007-0121048, Register's Office for Davidson County, Tennessee.

d. Declaration of Covenants, Conditions and Restrictions of record in Book 4942, page 11, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 3500 Huntland Drive, White Creek, Tennessee 37189

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, his heirs and assigns forever; and the GRANTORS, do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and they do further covenant and bind themselves, their heirs and/or assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 our hands this 16th day of October, 2014:

Carlos F. Preston

Shelley Sutton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Carlos F. Preston, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of October, 2014:

BRENDA FRANKS HALE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: APRIL 8, 2017

Notary Public

My commission expires: 4-8-17

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Shelley Sutton, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of October, 2014:

BRENDA FRANKS HALE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: APRIL 8, 2017

Notary Public

My commission expires: 4-8-17