BILL GARRETT, Davidson County
Trans:T20140085617 DEEDWARR
Recvd: 11/13/14 10:57 2 pgs
Fees:13.00 Taxes:536.50
20141113-0104701

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF November, 2014.

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Notary Public
MY COMMISSION EXPIRES: 3/27/18
File No. G14-0242D

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Clinton Gentry and Penny Marie Gentry, husband and wife (NAME)	New Owner (NAME)	33-15-55
812 East Campbell Road (STREET ADDRESS)	1015 Woods Lake Dr (STREET ADDRESS)	
Madison, TN 37115 (CITY) (STATE) (ZIP)	Madison TN 37115 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Sue E. Fisher a/k/a Minnie Sue Fisher**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Clinton Gentry and Penny Marie Gentry, husband and wife**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 116 on the plan of Primrose Acres, Section 2, as shown by plat of record in Plat Book 2900, Page 43, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Joe D. Fisher and wife, Sue E. Fisher from Valley Construction Company, a Tennessee corporation, by Deed dated April 13, 1960, in Book 3066, Page 109, in the Register's Office for Davidson County, Tennessee. The said Joe D. Fisher having since died 4/16/92, leaving the subject property vested in Sue E. Fisher as the surviving tenant by the entirety.

Sue E. Fisher is also known as Minnie Sue Fisher.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Restrictions as recorded in Book 2965, page 520, Register's Office for Davidson County, Tennessee.

2. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 2900, page 43, Register's Office for Davidson County, Tennessee.

The 2014 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
The signature of Sue E. Fisher a/k/a Minnie Sue Fisher is signed by his/her duly appointed Attorney-in-fact Joe David Fisher, pursuant to the Power of Attorney recorded in Instrument No. 20141113-0104700, said Register's Office.

This is improved property, known as 812 East Campbell Road, Madison, TN 37115.

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. Whenever 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 12th day of November, 2014.

SUE E. FISHER A/K/A MINNIE SUE FISHER

Sue E. Fisher A/K/A Minnie Sue Fisher

By: by [signature] POA
Joe David Fisher, Attorney-In-Fact

November 12, 2014
Date

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Joe David Fisher, Attorney-In-Fact for Sue E. Fisher a/k/a Minnie Sue Fisher, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Attorney-In-Fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of November, 2014.

My Commission Expires: 3/27/18

[signature]
Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066