WARRANTY DEED

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of November, 2014.

Notary Public

MY COMMISSION EXPIRES: January 09, 2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law
GREATER NASHVILLE TITLE AND
CLOSING COMPANY
200 Madison Street
Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mark Stephan Hughes	Mark Stephan Hughes	01808000100
(NAME)	(NAME)	
P. O. Box 70245	P. O. Box 70245	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, TN 37207	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ricky Edward Wright, Jerry Allen Wright, Harriett Bass, and Bettye Jo Wright, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARK STEPHAN HUGHES, HEREINAFTER CALLED THE GRANTEE, HIS 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. 1 on the Plan of Connell Hills, of record in Book 2900, Page 141, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

Being the same property conveyed to Allen W. Wright and wife, Jessie W. Wright by Warranty Deed dated June 5, 1969 from Robert Howard Vaughan and wife, Mary Corley Vaughan recorded in Book 4340, Page 44, Register's Office for Davidson County, Tennessee. The said Jessie W. Wright having since died on August 4, 2007. The said Allen W. Wright having since married Bettye Jo Wright. The said Allen W. Wright having since died testate on August 25, 2014. By the Last Will and Testament of Allen W. Wright the property described above was devised to Ricky Edward Wright, Jerry Allen Wright, Harriett Bass and Bettye Jo Wright, Case No. 14P-1569

THIS CONVEYANCE IS MADE SUBJECT TO ALL MATTERS SET FORTH ON THE PLAN OF CONNELL HILLS OF RECORD IN BOOK 2900, PAGE 141, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; FURTHER SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 3841, PAGE 24, SAID REGISTER'S OFFICE AND FURTHER SUBJECT TO SEWER EASEMENT OF RECORD IN BOOK 4806, PAGE 5, SAID REGISTER'S OFFICE.

unimproved ☐

This is improved ☑ property, known as 205 Pear Orchard Drive, Goodlettsville, TN 37072

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEE 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 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 13th day of November, 2014.

BILL GARRETT, Davidson County
Trans:T20140086336 DEEDWARR
Recvd: 11/17/14 10:11 2 pgs
Fees:13.00 Taxes:296.00
20141117-0105673

Ricky Edward Wright

Jerry Allen Wright

Harriett Bass

Bettye Jo Wright

By: Ricky Edward Wright
Ricky Edward Wright
Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF Davidson

On this 13th day of November, 2014, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ricky Edward Wright, Jerry Allen Wright, and Bettye Jo Wright**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
January 09, 2018

Notary Public,

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson

On this the 13th day of November, 2014, before me personally appeared **Ricky Edward Wright,** to me known (or who proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Harriett Bass,** and acknowledged that he executed the same as the free act and deed of the said **Harriett Bass.**

Witness my hand and official seal at office at Madison, Tennessee, this the 13th day of November, 2014.

My commission expires:
01/09/2018

Notary Public

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY