WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$48,300.00.**

LeAnn Maloney
Affiant

Subscribed and sworn to before me this 6th day of Nov, 2014

Notary Public
My Commission expires: 1-6-2015
(Affix Seal)

CARL E. DUNPHY II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
The Old Trinity Lane Land Trust	SAME	071-06-0-062.00
P.O. Box 160772		
Nashville, TN 37216		

Davidson County DEEDWARR
Recvd: 11/20/14 09:13 3 pgs
Fees:18.00 Taxes:178.71
20141120-0106861

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Kathryn Rodgers Taylor, Stephanie Ann Glass Marsha Rene Buckner, and Willie Wayne Doub, Stephanie Ann Glass, Marsha Rene Buckner, Willie Wayne Doub,** hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Amanda Dean, as Trustee for The Old Trinity Lane Land Trust,** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

209 Old Trinity Lane and 0 Old Trinity Lane; M&Ps 071-06-0-062.00 and 071-06-0-055.00:
Being Lot No. 25 and the westerly 100 feet of Lot No. 42 on the Map of T.J. Cage's Subdivision of the Tarpley Place, of record in Book 332, page 97, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 25 fronts 100 feet on the northerly side of Trinity Lane and runs back between parallel lines 200 feet to an alley.

Said part of Lot No. 42 is described as follows:

Beginning at a point on the northerly margin of an alley 210.4 feet westerly from the westerly margin of Cage Avenue; thence with the northerly margin of said alley westwardly 100 feet to the easterly margin of another alley; thence with the easterly margin of the last mentioned alley, northwardly 100 feet to the corner of Lots Nos. 42 and 43; thence eastwardly, with the dividing line between said two lots, 100 feet to a point; thence 100 feet to the beginning.

Being the same property conveyed to Donald W. Doub and wife, Robin L. Doub, by deed from John L. Harges etals, on December 28, 1989, of record in Book 8019, page 671, Register's Office for Davidson County, Tennessee. And further conveyed as per order of Divorce Decree to Donald W. Doub, by Quitclaim Deed from Robin Lynette Doub on January 9, 1992 of record in Book 8674, page 881, said Register's Office. Donald Wayne Doub died intestate on August 8, 2009, leaving as his only heirs at law; Kathryn Rogers Taylor, Stephanie Ann Glass Marsha Rene Buckner, and Willie Wayne Doub. Affidavit of heirship of record in Instrument Number 20141107-0103328 **, said Register's Office.**

211 Old Trinity Lane and 0 Tarpley Ave; M&P 071-06-0-063.00 & 071-06-0-054.00:
Being Lot No. 26 and part of Lot No. 41 on the map of T.J. Cage's Subdivision of the Tarpley Place as of record in Book 332, page 97 of the Register's Office for Davidson County, Tennessee. Said Lot No. 26 fronts 100 feet on the northerly side of Old Trinity Lane and runs back between parallel lines 200 feet to an alley. Said part of Lot No. 41 fronts 100 feet on the easterly side of Tarpley Avenue and runs back between parallel lines with the northerly margin of an alley 177 feet to an alley in the rear.

Included in the above description but hereby specifically excluded from this conveyance are the following parcels that were conveyed to the State of Tennessee by deed from Martha K. Anderton of record in in Book 3164,page 505, register's Office for Davidson County, Tennessee:

Parcel No. 1: Being part of Lot No. 26 on the plan of T.J. Cage's Subdivision of the Tarpley Place as of record in Book 332, page 97, Register's Office for Davidson County, Tennessee.

Beginning at a point in the north margin of Old Trinity Lane, said point being the southwest corner of said Lot No. 26, and runs with the west line of said Lot No. 26, north 7 degrees, 25 minutes east, 100 feet to a point; thence south 29 degrees 28 minutes east 121.6 feet to a point in the north margin of Old Trinity Lane; thence with said margin north 83 degrees 38 minutes west, 74 feet tot he point of beginning, containing 3,700 square feet, more or less.

Parcel No. 2. Being part of Lot No. 41 on the plan of T.J. Cage's Subdivision of the Tarpley Place as of record in Book 332, page 97, Register's Office for Davidson County, Tennessee.

Beginning at a point in the southwest corner of said Lot No. 41, and in the east margin of Tarpley Avenue and runs north 7 degrees 25 minutes east with said margin 12 feet to a point; thence south 32 degrees 21 minutes east, 15 feet to a point in the north margin of an alley; thence with said alley north 83 degrees , 38 minutes west 10 feet to the point of beginning, containing 60 square feet, more or less.

Being the same property conveyed to Donald W. Doub by deed from Janice Anderton Pafford and Marcia Anderton on June 20, 2000 of record in Instrument Number 20000622-0062364, Register's Office for Davidson County, Tennessee. Donald Wayne Doub died intestate on August 8, 2009, leaving as his only heirs at law; Kathryn Rogers Taylor, Stephanie Ann Glass Marsha Rene Buckner, and Willie Wayne Doub. Affidavit of heirship of record in Instrument Number 20141107-0103328, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- ubject to all matters as shown on the Plan of record in Book 332, page 97, Register's Office Davidson County, Tennessee.

This is improved property known as: **209 Old Trinity Lane, Nashville, TN 37207**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 November 6, 2014.

Kathryn Rodgers Taylor
Kathryn Rodgers Taylor

Stephanie Ann Glass
Stephanie Ann Glass

Marsha Rene Buckner
Marsha Rene Buckner

Willie W. Doub
Willie Wayne Doub

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Kathryn Rodgers Taylor, Stephanie Ann Glass ,Marsha Rene Buckner, and Willie Wayne Doub,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this November 6, 2014

My commission expires 2/6/15

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, 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 TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE