RETURN TO

Greenvue Title & Escrow, LLC
2207 Crestmoor Road, Suite 101
Nashville, Tennessee 37215

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140088861 DEEDWARR
Recvd: 11/25/14 13:03 2 pgs
Fees:13.00 Taxes:2923.00
20141125-0108716

STATE OF TENNESSEE
NOTARY PUBLIC
JENNY AVERHART RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $790,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 12-21-14
(AFFIX SEAL)

File No.: ALW-14-2124

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC, 1812 Broadway, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen Alan Harvey and Janis Kay Harvey	New Owner	104-15-0-233
(NAME)	(NAME)	
2124 Sunset Place		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212		
(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 considerations, the receipt of which is hereby acknowledged, I/WE, **RIGID DEVELOPMENT, INC.**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **STEPHEN ALAN HARVEY AND JANIS KAY HARVEY**, hereinafter called the Grantee(s), their 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 3, RESUBDIVISION OF LOTS 8 AND 9, THE MAP OF LINDEN PLACE, 3 LOT MINOR SUBDIVISION, as shown on plat of record in Instrument No. 20130718-0074318, corrected in Surveyor's Certificate of Correction recorded in Instrument No. 20131220-0128730, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to RIGID DEVELOPMENT, by deed from JOHN C. SMITH and CHERYL RENEE SMITH, of record in Instrument No. 20130618-0062050, dated June 7, 2013, said Register's Office. Also being a portion of the same property conveyed to RIGID DEVELOPMENT, INC. by deed from ETHAN BARRETT DUNHAM and JILL FARNHAM-MCLESTER DUNHAM and CONSTANCE A. DUNHAM, of record in Instrument No. 20130613-0060316, dated June 7, 2013, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 2124 Sunset Place, Nashville, TN 37212
(House Number) (Street) (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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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 18th day of November, 2014.

Rigid Development, Inc.

BY: _____
Brent Craig, President

STATE OF Tennessee
COUNTY OF Davidson

On this the 18th day of November, 2014, before me personally appeared Brent Craig, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President of Rigid Development, Inc., the within named bargainor, a corporation, and that he, as such President, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 18th day of November, 2014.

_____
Notary Public
My Commission Expires: 10/16/16

ADAM G. LaFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:

Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203
(615)515-7171