BILL GARRETT, Davidson County
Trans:T20140091518 DEEDWARR
Recvd: 12/08/14 09:55 2 pgs
Fees:13.00 Taxes:1110.00
20141208-0112028

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Affiant

Subscribed and sworn to before me, this 5TH DAY OF DECEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 3-27-18

(AFFIX SEAL)

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lisa Gayle Weinstein, unmarried	SAME AS NEW OWNER (NAME)	06108005400
4207 Brush Hill Road (ADDRESS)	(ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Brenda Chambliss, Executor and Brenda Chambliss, individually, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Lisa Gayle Weinstein, unmarried, hereinafter called the Grantees, 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 ALL OF LOT NO. 9 OF BLOCK 2 ON THE PLAN OF A.J. MCGAUGHEY'S SECOND HAYSBORO SUBDIVISION, ACCORDING TO SURVEY AND PLAT OF SAME OF RECORD IN PLAT BOOK 547, PAGE 43, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR MORE COMPLETE DETAILS AS TO LOCATION AND DESCRIPTION OF LOT.

BEING THE SAME PROPERTY CONVEYED TO KIMBERLY JAY MURPHY AND WIFE, BRENDA F. MURPHY BY DEED FROM BRENDA F. MURPHY, EXECUTRIX OF THE ESTATE OF CLAIRE W. FIELDS, ALSO KNOWN AS LAURA CLAIRE FIELDS, DECEASED OF RECORD IN BOOK 11476, PAGE 763, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. BEING THE SAME PROPERTY FURTHER CONVEYED TO KIMBERLY JAY MURPHY, A SINGLE MAN BY DEED FROM BRENDA F. MURPHY, A SINGLE WOMAN OF RECORD IN INSTRUMENT NO. 20050606-0063907, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. THE SAID KIMBERLY JAY MURPHY HAVING SINCE DIED TESTATE AND BY ITEM NO. 1 UNDER THE LAST WILL AND TESTAMENT OF KIMBERLY JAY MURPHY, DECEASED, OF RECORD IN PROBATE FILE 14P798, PROBATE COURT CLERK'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, PROPERTY WAS DEVISED TO BRENDA C

2015 PROPERTY TAXES A LIEN, NOT YET DUE AND PAYABLE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 4207 Brush Hill Road, Nashville, TN 37216
(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 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. 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 5th day of December, 2014.

WARRANTY DEED
(Continued)

The Estate of Kimberly Jay Murphy

Brenda Chambliss Executor

By: Brenda Chambliss, Executor

Brenda Chambliss

Brenda Chambliss, individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brendwa Chambliss who acknowleded herself as the Executor of the Estate of Kimberly Jay Murphy, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5th day of December, 2014.

Notary Public
My Commission Expires: 3-27-18

(SEAL)

MORGAN O'NEILL
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally apprered before me, the undersigned, a Notary Public in and for said County and State, Brenda Chambliss, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfacory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5th day of December, 2014

Notary Public
My Commission Expires 3-27-18

(SEAL)

MORGAN O'NEILL
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072