BILL GARRETT, Davidson County
Trans:T20150002527 DEEDWARR
Recvd: 01/12/15 11:00 2 pgs
Fees:13.00 Taxes:203.50
20150112-0003008

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $55,000.00

Douglas M. Trimble
Affiant

KATHLEEN A. TOMLINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Subscribed and sworn to before me, this 9th day of January, 2015.

Notary Public
My commission expires: 12-27-15

06-1412-75905

Address of New Owner:	Send Tax Bills to:	Tax Information
Douglas M. Trimble	P.O. Box 641	044-05-0-158.00
118 Bridgeway Avenue	Hermitage TN 37076	
Old Hickory TN 37138		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Joseph Holp and wife, Debra Holp, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Douglas M. Trimble, hereinafter called the Grantees, their successors 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 parts of Lots 28 & 29, on the Plan of Rayon City Development Company, not of record, and described according to a copy of a survey thereof made by John M. Sullivan, County Surveyor, March 3, 1950.

BEGINNING at a point in the northerly margin of Old Hickory Boulevard 43.5 feet west of the west margin of an alley; thence North 1 deg. 34' East 15.4 feet to a point; thence North 25 deg. 04' West 53.6 feet to the line of Lots 27 and 28; thence with the line between said lots, South 66 deg. 11' West 110.1 feet to a point in the east margin of DuPont Avenue; thence with the margin of the same, South 28 deg. 56' East 22.7 feet to the north margin of Old Hickory Boulevard; thence with the margin of the same, North 89 deg. 46' East 111.5 feet to the point of beginning.

Being the same property conveyed to Joseph Holp and Debra Holp, his wife by deed from Sally Mashburn Fidler, married, dated December 21, 2006, recorded December 27, 2006, of record in Instrument No. 20061227-0159242, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 118 Bridgeway Avenue, Old Hickory, TN 37138

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 9th day of January, 2015.

Joseph Holp

Debra Holp

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joseph Holp and Debra Holp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 9th day of January, 2015.

Kathy Tomlinson
Wilson

My Commission expires 12-27-15

