Box 14

PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey — *Percy Wilkins, Jr. (retired)*

W & I Ref: (DKM) Title No.: 57092
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary Ann Sedita 6762 Pennywell Drive Nashville, TN 37205	Churchill Mortgage Corporation 761 Old Hickory Blvd., #400 Brentwood, TN 37027

TAX MAP PARCEL NUMBERS: 11509004100

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $~~250,000.00~~ 330,000.00, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Elizabeth Barge Primm**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mary Ann Sedita, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 126 on the Plan of West Meade Hills, Section Five, of record in Book 3300, Page 98, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to E. Wilson Primm and wife, Elizabeth B. Primm by Warranty Deed from Thomas E. Dickerson and wife, Susan D. Roseff-Dickerson, dated June 25, 1998, recorded June 29, 1998 in Book 10997, Page 140, Register's Office for Davidson County, Tennessee. The said E. Wilson Primm and Elizabeth B. Primm have since divorced. By Quitclaim Deed dated April 2, 2007, recorded April 23, 2007 in Instrument No. 20070423-0047911, said Register's Office, Edgar Wilson Primm conveyed his interest in subject property to Elizabeth Barge Primm. Edgar Wilson Primm and E. Wilson Primm being one and the same person.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2015, and subsequent years; The Plan, with Owner's Certificate, of record in Book 3300, Page 98, said Register's Office, which Plan shows a 40 foot minimum building setback line from Pennywell Drive, and 10 foot easement for public utility purposes along the rear line of said lot, a 250 foot minimum setback line from the rear line of said lot and 2.5 X 25 foot utility anchor easements located on both front corners of said lot.

This is improved property, known as 6762 Pennywell Drive, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

BILL GARRETT, Davidson County
Trans:T20150004606 DEEDWARR
Recvd: 01/20/15 12:15 2 pgs
Fees:13.00 Taxes:1221.00
20150120-0005390

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of January, 2015

Elizabeth Barge Primm

Elizabeth Barge Primm

State of Tennessee

County of Davidson

On this 15th day of January, 2015before me the undersigned authority, personally appeared Elizabeth Barge Primm, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary

My Commission Expires: _____

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: ~~$350,000.00~~
330,000.00

Affiant

Sworn and subscribed before me this 15th day of January, 2015.

Notary

My Commission Expires: 5-8-18

ANNA MOSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018