BILL GARRETT, Davidson County
Trans:T20150016211 DEEDWARR
Recvd: 03/06/15 09:20 2 pgs
Fees:13.00 Taxes:66.60

20150306-0019213

Return to: Southern Land Title & Escrow, Inc.
P.O. Box 217, Nolensville, TN 37135

#1194

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Indian Holdings Building Group, Inc.	(NEW OWNER)	Map 071-05-0-
1202 Lischey Avenue		Parcel 162.00
Nashville, TN 37207		

This instrument prepared by: Southern Land Title & Escrow, Inc., P.O. Box 217, 9927 Sam Donald Court, Ste B, Nolensville, TN 37135.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Reginald Robert McKinney and wife, Virginia F. McKinney,** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **Indian Holdings Building Group, Inc. a Tennessee corporation,** (The "Grantee"), its successors and assigns, to certain tract or parcel of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 26, on the Map of Brooklyn Heights of record in Book 332, page 140, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Reginald Robert McKinney and wife, Virginia F. McKinney by installment deed dated December 30, 1965 from Mae Long of record in Book 3976, page 165, said Register's Office.

The said Reginald Robert McKinney is one and the same as Reginald R. McKinney.

This is the same legal description used in the previous deed of record.

This is not the personal, marital or primary residence of Grantor, his spouse and/or any dependents.

This conveyance is subject to the following:

1. **2015 Taxes, not yet due and payable.**
2. **Any and all matters of record in Plat Book 332, page 140, said Register's Office.**

This is unimproved property commonly known as **1835 Meade Avenue, Nashville, TN 37207.**

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $ 18,000.00.

Nelva Whited
Affiant

Subscribed and sworn to before me this
25 day of February, 2015.

Judy Painter-Rose
Notary public:
My commission expires: 11-21-2018

JUDY PAINTER-ROSE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 25 day of February, 2015.

Reginald Robert McKinney
Reginald Robert McKinney

Virginia F. McKinney
Virginia F. McKinney

[STATE OF FLORIDA]
[COUNTY OF Broward **]**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Reginald Robert McKinney and Virginia F. McKinney**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged **THEY** executed the within instrument.

WITNESS my hand and official seal at City of Hollywood, State of Florida, this 25 day of February, 2015.

Notary Public
My Commission Expires: Mar 7, 2015

DANIEL OLACIREGUI
Notary Public - State of Florida
My Comm. Expires Mar 7, 2015
Commission # EE 71348