BILL GARRETT, Davidson County
Trans:T20150026271 DEEDWARR
Recvd: 04/08/15 14:27 2 pgs
Fees:13.00 Taxes:148.00
20150408-0030991

Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$40,000.00
|_____
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|_____ DAY OF April, 2015.
|_____
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES:
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Re'Shar McKissic P. O. Box 78818 Nashville, TN 37207	New Owner	071-03-0-063.00

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Anthony Cross and wife, Margo Cross

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Re'Shar McKissic, an unmarried man

Hereinafter called the grantees, their heirs 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 Lot No. 7 on the Map of John L. Gordon's Subdivision as of record in Book 843, Page 61, Register's Office for said county, described as follows:

Said Lot No. 7 fronts 60 feet on the easterly side of Dickerson Road and runs back between lines 200 feet to the westerly line of Lot No. 9 of said Subdivision, the length of said rear line not being shown.

Being the same property conveyed to Anthony Cross and wife, Margo Cross by deed from Sidney Apps, unmarried, of record in Instrument Number 20150106-0001123, Register's Office for Davidson County, Tennessee.

This instrument was prepared by information furnished by the parties herein. No warranty of title either express or implied.

This conveyance is made subject to the following:

1) 2015 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.
3)

This is improved property known as: **2523 A, B & C Dickerson Pike, Nashville, TN 37207**
(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 our hand(s) this 8th day of April, 2015.

Anthony Cross

Margo Cross

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Anthony Cross and Margo Cross, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of April, 2015.

Pat Jackson
NOTARY PUBLIC

PAT JACKSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
11-22-2018