File Box 8

PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20150036288 DEEDWARR
Recvd: 05/11/15 14:16 2 pgs
Fees:13.00 Taxes:277.50
20150511-0043019

W & I Ref: (DKM) Title No.: 57402
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Blue Ridge Homes, LLC 700 51st Avenue North Nashville, TN 37209	New Owner

TAX MAP PARCEL NUMBERS: 09008015300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$75,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gene P. Wildman, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Blue Ridge Homes, LLC, a Tennessee limited liability company,** 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 the southerly half of Lot No. 25 in the subdivision of Lot No. 28 and part of Lot No. 30 on the B. F. Cockrill Estates, a plan of which is of record in Book 332, page 2, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 25 fronts 50 feet on the westerly side of Gorman Street, now Croley Drive, and extends back between parallel lines 140 feet to an alley.

Being the same property conveyed to Gene P. Wildman, unmarried, by Warranty Deed from Dale A Sheppard and wife, Deborah T. Sheppard, dated December 2, 1985 and recorded on December 3, 1985, of record in Book 6724, page 193, Register's Office for Davidson County, Tennessee.

Diane Shannon, spouse of Gene P. Wildman, joins in this conveyance solely to convey any and all marital interest she may have in subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2015, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Book 332, page 2, said Register's Office.

This is improved property, known as 711 Croley Drive, Nashville, TN 37209

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.

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 7th day of May, 2015.

Gene P. Wildman

Gene P. Wildman

Diane Shannon

Diane Shannon

State of Tennessee

County of Davidson

On this 7th day of May, 2015, before me the undersigned authority, personally appeared Gene P. Wildman and Diane Shannon, 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.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary

My Commission Expires

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: ~~$87,500.00.~~ $75,000

Affiant

Sworn and subscribed before me this 7th day of May, 2015.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary

My Commission Expires