Fearnley, Martin & McDonald, PLLC

This instrument prepared by & return to:

25 Century Blvd, Suite 402
Nashville, TN 37214

Davidson County DEEDWARR
Recvd: 05/12/15 08:09 2 pgs
Fees:13.00 Taxes:936.10
20150512-0043172

WARRANTY DEED

THIS INDENTURE made and entered into this 11th day of May, 2015, by and between Clarence E Potter Sr, and Tina Hill, husband ans wife, party of the first part, and Catherine T Whitley and Robert D Whitley, wife and husband, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Being the easterly 90 feet of Lot No. 82, on the map of Maynor Place, of record in Book 843, Page 24, Register's Office for Davidson County, Tennessee. Said part of said Lot fronts 90 feet on the northerly side of Iverson Avenue and extends back between parallel lines 112.6 feet on the easterly line and 100 feet more or less on the westerly line to a dead line in the rear on which it measures 90 feet.

Being all or part of the same property conveyed to Clarence E. Potter, Sr. by virtue of that certain Warranty Deed dated October 23, 2002, at Instrument No. 20021031-0133252 in the Register's Office of Davidson County, Tennessee.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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, except for year 2015 Davidson County real property taxes, being a lien not yet due and payable; 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Clarence E Potter Sr

Tina Hill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Clarence E Potter Sr and Tina Hill, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 11th day of May, 2015.

Notary Public

My Commission Expires: 7-3-17

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Property Owner & Address: Catherine T Whitley and Robert D Whitley

1005 Iverson Ave, Nashville, TN 37216

Tax Parcel No 07202001600

Property Address: 1005 Iverson Avenue
Nashville, TN 37216

MAIL TAX BILLS TO: Owners at Property Address

STATE OF TENNESSE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $253,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Robert D Whitley
AFFIANT

SUBSCRIBED AND SWORN TO before me this 11th day of May, 2015.

Notary Public

My Commission Expires: 7.3.17

MEMONIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Crystal Sarti, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Ashlee D. Page, a notary public for this county and state, Crystal Sarti who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ashlee D. Page
Notary's Signature

My Commission Expires: 9-10-18.

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY