BILL GARRETT, Davidson County
Trans:T20150043108 DEEDWARR
Recvd: 06/02/15 14:54 2 pgs
Fees:13.00 Taxes:1350.50
20150602-0051313

RECORD AND RETURN TO:
VICTORY TITLE & ESCROW, LLC
695 PRESIDENT PL., STE. 203
SMYRNA, TN 37167
VT-150500249

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$365,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 28th day of May, 2015

Notary Public

MY COMMISSION EXPIRES: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PL., STE. 203, SMYRNA, TN 37167

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William K. Forshee 532 Skyview Drive Nashville, TN 37206	Franklin American Mortgage 501 Corporate Centre Dr. #400 Franklin, TN 37067	083-11-0-048.00

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,

Jacob K. Gorman, a single man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William K. Forshee and Margaret K. Schmitt, tenants in common with rights of survivorship

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. 76 on the Map of Rolling Acres, as of record in Book 1130, Page 34, Register's Office for said County, to which plan reference is here made for a more complete description.

BEING the same property conveyed to Jacob K. Gorman, a single man, by Warranty Deed from Kelton Investments, LLC, dated 12/21/12 and recorded 12/27/12 in Instrument No. 20121227-0119194, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

This is improved (X) property known as **532 Skyview Drive, Nashville, TN 37206**
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 hands this 28th day of May, 2015.

Jacob K. Gorman by Cynthia Evans, Attorney in Fact

Jacob K. Gorman by Cynthia Evans, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 28th day of May, 2015, before me personally appeared Cynthia Evans to me known to be the person who executed the foregoing instrument in behalf of Jacob K. Gorman as his Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said Jacob K.. Gorman.

Witness my hand and official seal at Nashville, Tennessee, this the 28th day of May, 2015.

Commission Expires:_____

Gail C. Vincent
Notary Public

