BILL GARRETT, Davidson County
Trans:T20150047133 DEEDWARR
Recvd: 06/15/15 10:43 2 pgs
Fees:13.00 Taxes:3274.50
20150615-0056373

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is **$885,000.00.**

Affiant

Subscribed and sworn to before me, this the 12th day of June, 2015.

Notary Public

My commission expires: 3/25/18
(AFFIX SEAL)

KIM MURRAY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
James M. Denton, IV		**130-15-0-021**
2807 Tyne Blvd.	New Owner	
Nashville, TN 37215		

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,

Billy J. Fisher Jr. and Diana M. Fisher, Tenants by the Entirety,

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

James M. Denton, IV and Liesl Ann Denton, husband and wife,

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, TN, being Lot No. 7 on the Plan of Harpeth Valley Estates Section One, of record in Plat Book 1835, Page 86, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 125 feet on the southwesterly margin of Tyne Boulevard and extends back 437.8 feet on the northwesterly line and 437.2 feet on the southeasterly line to a dead line in the rear, measuring 117 feet thereon.

Being the same property conveyed to BILLY J. FISHER, JR. AND WIFE, DIANA M. FISHER, TENANTS BY THE ENTIRETY, by deed from NATIONAL SERVICES, LLC, A TEXAS LIMITED LIABILITY COMPANY, of record as Instrument No. 20051215-0150600, dated November 14, 2005, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved property known as **2807 Tyne Blvd., Nashville, TN 37215**.

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 Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 my/our hand(s) this 12th day of June, 2015.

Billy J. Fisher Jr.

Diana M. Fisher

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Billy J. Fisher Jr. and Diana M. Fisher**, the bargainor(s) with whom I am personally acquainted (or 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 **12th** day of **June, 2015.**

~~**Notary Public**~~

My Commission Expires: 9-26-16

GREGORY S. PERRONE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY