NEW OWNER:

Randall Fuller
362 Trice Rd.
Lebanon, TN 37087

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

SEND TAX BILLS TO:

New Owner

FILE NO: 15-0588

Map 074 Group 12-0 Parcel 159.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20150055511 DEEDWARR
Recvd: 07/09/15 10:43 3 pgs
Fees:18.00 Taxes:403.30
20150709-0066684

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Nine Thousand and 00/100 Dollars ($109,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **GARY M. WILSON, married** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **RANDALL FULLER** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 501 on the plan of Hermitage Hills, Section Five, and of record in Plat Book 3300, Page 1, Register's Office for Davidson County, Tennessee and described as follows:

Said Lot No. 501 fronts 80 feet on the southerly side of Bonnavista Drive and extends back 150.3 feet on the westerly line and 153.7 feet on the easterly line to a dead line on the rear measuring 80 feet thereon.

BEING the same property conveyed to Gary M. Wilson, married, by Warranty Deed from Mickey Smathers and Sharon Smathers, dated May 17, 1999, and of record in Book 11487, Page 436, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 5005 Bonnavista Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear

and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 2 day of **July, 2015**.

GARY M. WILSON

DONNA M. WILSON, joins in this conveyance to convey any martial interest or other interest that he may have in the above referenced property

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, GARY M. WILSON and DONNA M. WILSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 2 day of **July, 2015**.

NOTARY PUBLIC

My commission expires: 6-13-17

JESSICA N. BROOKS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **109,000.00** .

AFFIANT

Sworn to and subscribed to before me this 2 day of **July, 2015**.

NOTARY PUBLIC

My commission expires: 6-13-17

JESSICA N. BROOKS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY