WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/09/15 15:01 2 pgs
Fees:13.00 Taxes:323.75
20150709-0066904

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER $87,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 8 DAY OF JULY, 2015

MY COMMISSION EXPIRES: 05-08-2017

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY ANDRE P JOHNSON

THIS INSTRUMENT WAS PREPARED BY

LOGOS REALTY CLOSING SERVICES, INC.
CLOSING AND TITLE COMPANY

215 2ND Ave North, Suite 200, Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clifford A. Joseph, Sr.	Clifford Joseph, Sr.	057-00-0-048.00
(NAME)	(NAME)	
P.O. Box 1392	P.O. Box 1392	
(ADDRESS)	(ADDRESS)	
Richmond St. Croix, USVI 00821	Richmond St. Croix, USVI 00821	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **William H. Council, Sr.** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Clifford A. Joseph, Sr.** HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, being Lot No. 3 on the plan of the Kemp Lands, not of record, described according to survey made by John Setters as follows:

Beginning on the southerly margin of Sulphur Creek Road, formerly Taz Hyde Road, at the corner of Lots Nos. 3 and 4; thence with the line between Lots Nos. 3 and 4, south 40° west 519 feet; thence south 12° east 1050 feet; thence south 70° east 420 feet; thence east 182 feet; thence north 31-1/2° east 297 feet to the corner of Lots 2 and 3; thence with the line between said two lots, north 13-1/2° west 520 feet; thence north 40° east 582 feet to the southerly margin of said road; thence with the southerly margin of said road, north 65° west and 66° west 696 feet to the beginning, containing 17.07 acres, more or less.

Being the same property conveyed to WILLIAM H. COUNCIL, SR. by deed from CHARLYNE A. MCHENRY, THERESA DAVIS, AND ADALYNE HUNTER of record in Book 7742, Page 729, dated December 30, 1988, said Register's Office.

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.

Executed by my hand this 02 Day of July 2015.

William H. Council, Sr., Seller

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named William H. Council, Sr. and , the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official Seal this 02 Day of July 2015

Notary Public

ANDRE P. JOHNSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2017

My Commission Expires: 05-08-2017

Please return to
Logos Realty Closing Services, Inc.
215 2nd Ave North, Suite 200
Nashville, TN 37201

Certificate of Authenticity

I, Jennifer Chandler-Cole 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, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler-Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: MAR 0 8 2016

Notary's Seal (If on paper)

MAXINE J. RUCKER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE