PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20150057179 DEEDWARR
Recvd: 07/14/15 15:35 2 pgs
Fees:13.00 Taxes:665.63
20150714-0068690

W & I Ref: (DM) Title No.: 57642
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Randall Curtis 2832 Paddle Wheel Drive Nashville, TN 37214	F & M BANK 10 CADILLAC DRIVE, SUITE 100 BRENTWOOD, TN 37027

TAX MAP PARCEL NUMBERS: 062020B07800CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$179,900.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Meri Lyn Kock, Trustee of the Meri Lyn Kock Revocable Trust Established July 13, 2009,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Randall Curtis, a single man,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 239 on the Plan of Abbington Park, Phase One, Section Two, of record in Inst. No. 20030922-0139712 and Inst. No. 20031006-0146904, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Meri Lyn Kock, Trustee of the Meri Lyn Kock Revocable Trust established July 13, 2009, by Warranty Deed from Meri Lyn Kock, an unmarried person, dated March 19, 2013 and recorded on March 27, 2013, of record in Inst. No. 20130327-0030092, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2015, and subsequent years; The Plan, with Owner's Certificate, of record in Inst. No. 20030922-0139712 and Inst. No. 20031006-0146904; The Declaration of Covenants, Conditions and Restrictions of record in Inst No. 20030213-0020075, Inst. No. 20041202-0143847, Inst. No. 20040401-0036606 and Bylaws in Inst. No. 20030303-0027406, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as 2832 Paddle Wheel Drive, Nashville, TN 37214

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 10th day of July, 2015.

Meri Lyn Kock Revocable Trust Established July 13, 2009

Meri Lyn Kock, Trustee

Meri Lyn Kock, Trustee

State of Tennessee

County of Davidson

On this 10th day of July, 2015, before me the undersigned authority, personally appeared Meri Lyn Kock, Trustee, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

My Commission Expires: _____

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $179,900.00.

Carla K.W. Dodd

Affiant

Sworn and subscribed before me this 10th day of July, 2015.

Notary

My Commission Expires: _____

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016