STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF July, 2015.

Notary Public
MY COMMISSION EXPIRES: 3/27/18
File No. G15-2308D

MICHAEL T. MOSER NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

BILL GARRETT, Davidson County
Trans: T20150057308 DEEDWARR
Recvd: 07/15/15 09:44 2 pgs
Fees: 13.00 Taxes: 453.25
20150715-0068868

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
George Lewis Hurt (NAME)	New Owner (NAME)	01500016500
2993 Union Hill Road (STREET ADDRESS)	(STREET ADDRESS)	
Joelton, TN 37080 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Janet Kay Six and husband, Larry Garthwaite**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **George Lewis Hurt**, 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 Tract No. 2 on the plan of Subdivision of Weaver-Harris, et al Lands, as shown by plat of record in Plat Book 2, Page 183, in the Chancery Court of Nashville, described as follows:

BEGINNING at a point in the center of Union Hill Road, formerly the Goodlettsville Pike at the northwest corner of the property conveyed to Robert B. Ellis and wife, by Deed from Felix Simpson and wife, of record in Book 3225, page 225, Register's Office for said County; thence with the center of said road South 67° West 26.40 feet; thence North 85° West 115.50 feet; thence North 72° West 183.10 feet; thence southwardly 600 feet; thence eastwardly 225 feet to Ellis' westerly line; thence with said line North 4 ½° 600 feet to the beginning.

BEING the same property conveyed to Janet Kay Six, married from Edward B. Williams and Brenda G. Williams, husband and wife, by Deed dated May 22, 2006, as Instrument No. 20060525-0061860, in the Register's Office for Davidson County, Tennessee.

Larry Garthwaite joins in this conveyance for the purpose of conveying any interest he may have in said property, particularly marital interest.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 2, page 183, Register's Office for Davidson County, Tennessee.

The 2014 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 2993 Union Hill Road, Joelton, TN 37080.

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. Whenever 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 13th day of July, 2015.

x Janet Kay Six
Janet Kay Six

July 13, 2015
Date

x Larry Garthwaite
Larry Garthwaite

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 Janet Kay Six and husband, Larry Garthwaite, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 13th day of July, 2015.

My Commission Expires: 3/27/18

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066