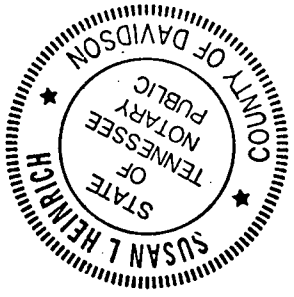
WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150057798 DEEDWARR
Recvd: 07/16/15 11:14 2 pgs
Fees:13.00 Taxes:333.37
20150716-0069423



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 7-10-2015 day of

Notary Public

MY COMMISSION EXPIRES: 9-14-18
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 30 Burton Hills, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
David Hooven and wife, Ann Hooven	David Hooven	095 01 0 037.00
(NAME) 2006 June Dr	(NAME) New Owner	
(ADDRESS) Nashville, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ninety Thousand One Hundred And No/100 Dollars ($90,100.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Gary B. Moore, an unmarried person**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **David Hooven and wife, Ann Hooven**, 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:

Being Lot No. 172 on the Plan of Sec. III, Donelson Hills, of record in Book 2330, Page 75, Register's Office for said County.

Said Lot fronts 125 feet on the north side June Drive and runs back 360 feet on the west line and 275 feet on the east line to a dead line in the rear on which it measures 210.3 feet.

Being the same property conveyed to Elmer W. Naylor, Jr. and wife, Martha S. Naylor by Warranty Deed from Evans & Crockett, Inc., a Tennessee corporation dated July 30, 1958 and recorded August 4, 1958 in Book 2799, Page 113, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to Gary B. Moore by Warranty Deed from Cynthia Moore, Administratrix of the Estate of Martha S. Naylor, deceased dated May 22, 1995 and recorded May 23, 1995 in Book 9679, Page 218, in said Register's Office for Davidson County, Tennessee.

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This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 2006 June Dr, 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 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, has 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.

Witness our hands this .

Gary B. Moore

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Gary B. Moorethe within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16th of July, 2015.

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires: 6-10-18

(SEAL)

File Number: GRN-153165