Box 41

**THIS INSTRUMENT PREPARED BY:**
**Mudter & Patterson**
**An Association of Attorneys**
**3811 Bedford Avenue**
**Suite 205**
**Nashville, Tennessee 37215**

**FTEC File No. 32469-06-2015**

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is: $1,515,000.00.

Affiant

Subscribed and sworn to before me this 6th day of August, 2015.

Notary Public

My Commission Expires:

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

# WARRANTY DEED

| **Address New Owner:** | **Send Tax Bills To:** | **Tax Information:** |
|---|---|---|
| Fred D. Thompson<br>Jeri L. Thompson<br>101 Middleton Circle<br>Nashville, TN 37215 | SAME | Map and Parcel No.:<br>157 08 0 A 052 00CO |

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **J. Banks Link and wife Tracy P. Link** ("Grantors") have this day bargained and sold, and do hereby transfer and convey to **Fred D. Thompson and wife Jeri L. Thompson** ("Grantees"), their heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 101 Middleton Circle, Nashville, TN 37215.

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their heirs and assigns, forever.

And Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantors further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

BILL GARRETT, Davidson County
Trans:T20150065839 DEEDWARR
Recvd: 08/07/15 15:45 3 pgs
Fees:18.00 Taxes:5605.50
20150807-0079101

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, Grantors have executed this instrument on the 6th day of August, 2015.

J. Banks Link

Tracy P. Link

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **J. Banks Link and Tracy P. Link**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6th day of August, 2015.

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

Notary Public
My Commission Expires:

## EXHIBIT "A"

Land in Davidson and Williamson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Reserve Parcel, 3rd Revision Middleton, as of record in Instrument No. 20030304-0028611, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to J. Banks Link and wife, Tracy P. Link by deed dated October 28, 2004 from Sallie R. Hicks, George T. Hicks, Jr., Susan H. Thetford, Catherine H. Obolensky and Judy H. Ison, Co-Trustee's under the Last Will and Testament of George T. Hicks, deceased, of record in Instrument No. 20041101-0131127, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2015, a lien, but not yet due and payable, which have been prorated between the parties and assumed by Grantees. Map and Parcel No. 157 08 0 A 052 00CO.
2. Declaration of Covenants, Conditions and Restrictions for Middleton of record in Book 11714, page 744, Register's Office for Davidson County, Tennessee.
3. All matters appearing on the Plan of record as Instrument No. 20030304-0028611, Register's Office for Davidson County, Tennessee.
4. Storm water detention agreement of record in Book 6505, page 881, Register's Office for Davidson County, Tennessee.