WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150075030 DEEDWARR
Recvd: 09/02/15 14:51 2 pgs
Fees: 13.00 Taxes: 16650.00
20150902-0089562

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $4,500,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of September, 2015

Notary Public

MY COMMISSION EXPIRES: 01/18/16

(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney, 2021 Richard Jones Road, Ste 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher Bollinger	Same As New Owner	Map 144
(NAME)	(NAME),	
6123 Hillsboro Road		Parcel 12.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **David H. McCord and Janice Ricé, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Christopher Bollinger and wife, and Pamela Bollinger,** 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 Lot No. 1 on the Final Plat of McCord Subdivision of record in Instrument No. 20140626-005626, Register's Office Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same Property conveyed to David H. McCord and Teresa M. McCord by Deed from J. Clifford Tomlinson and wife, Terry F. Tomlinson, of record in Book 8663, page 489, Register's Office for Davidson County, Tennessee. David H. McCord and wife, Teresa M. McCord conveyed their interest to William Davenport, Trustee, by Quitclaim Deed, of record in Book 9084, page 227, said Register's Office. William Davenport, Trustee conveyed all of his interest by Quitclaim Deed to David H. McCord, of record in Book 9808, page 352, said Register's Office. Teresa Ann McCord conveyed all of her interest to David H. McCord by Quitclaim Deed, of record ion March 18 2008 as Instrument No. 20080318-0027277, said Register's Office. Teresa Ann Maiser f/k/a Teresa M. McCord conveyed by Quitclaim Deed all her rights, title and interest to subject property unto David H. McCord, of record in Instrument No. 20080606-0058118, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2015 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Instrument No. 20140626-0056206, said Register's Office; (c) Restrictive covenants contained in Book 2542, page 25, said Register's Office.

unimproved ☐

This is improved ☑ property, known as 6123 Hillsboro Road, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my/our hands this 1st day of September, 2015.

David H. McCord

Janice Rice

State of Tennessee
County of Davidson

Personally appeared before me David H. McCord and Janice Rice, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 1st day of September, 2015.

Notary Public Robert L. Scruggs
My Commission Expires:

File No.: 50415133

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 8, 2017