NEW OWNER:
JIMMY COMER
6012 BLUEWATER DRIVE
LEBANON, TN 37087

SEND TAX BILLS TO:
NEW OWNER

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 15-1205

Map & Parcel
09605001800

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20150086008 DEEDWARR
Recvd: 10/08/15 13:46 3 pgs
Fees:18.00 Taxes:758.50
20151008-0102853

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Two Hundred Five Thousand and 00/100 Dollars ($205,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **REBECCA M. WEIS, JAMES S. GREEN, and RICHARD MARTIN WEIS, each an undivided one-third interest,** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **JIMMY COMER**, ("Grantee"), his heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Land located in DAVIDSON County, Tennessee, and being the east part of Lot No. 89 on the Map of Bluefields, as shown on the plat of the same of record in Plat Book 843, Page 34, in the Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the southerly margin of Cumberland Circle, the same being the common corner of Lot Nos. 88 and 89, as shown on the said plan; thence with the southerly margin of Cumberland Circle, in a westerly direction, 80 feet to a point; thence in a southeasterly direction, 312.7 feet to a dead line; thence along said dead line, in an easterly direction, 75 feet to a point; thence northwardly with the dividing line between Lot Nos. 88 and 89, 314.5 feet to the point of beginning.

Being the same property conveyed to REBECCA M. WEIS, JAMES S. GREEN AND RICHARD MARTIN WEIS, each an undivided one-third interest as tenants in common with the right of survivorship by Deed from Elizabeth J. Smith, Trustee, dated October 27, 1994, and of record in Book 9506, Page 187, Register's Office for DAVIDSON County, Tennessee. For

further reference to title, see Warranty Deed, of record in Book 9483, Page 913, said Register's Office.

This description is the same as in the prior deed.

THIS IS IMPROVED PROPERTY which has the address of **252 CUMBERLAND CIRCLE, NASHVILLE, TN 37214**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 843, Page 34, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 2nd day of October, 2015.

REBECCA M. WEIS

JAMES S. GREEN

RICHARD MARTIN WEIS

By: Rebecca Martin Weis, A/F
Rebecca Martin Weis, pursuant to Power of Attorney of Record in Instrument No. 20151008-0102852 RODC, Tennessee.

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **REBECCA M. WEIS and JAMES S. GREEN**, 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 and official seal at office this 2nd day of October, 2015.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-26-2018

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **REBECCA MARTIN WEIS**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument on behalf of, and as attorney-in-fact for, **RICHARD MARTIN WEIS** the within-named bargainor, as the free act and deed of the said **RICHARD MARTIN WEIS.**

WITNESS my hand and official seal at office, this 2nd day of October, 2015.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-26-2018

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The actual consideration or value, whichever is greater, for this transfer is **$205,000.00**.

AFFIANT

Sworn to and subscribed to before me this 2nd day of October, 2015.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-26-2018