BILL GARRETT, Davidson County
Trans:T20150088350 DEEDWARR
Recvd: 10/16/15 13:32 3 pgs
Fees:18.00 Taxes:425.50
20151016-0105477

File # 15-06-15056
Box 26b

{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{Gary Belcher and Latessa Belcher	{New Owners	}06408000700
{708 Sandburg Place	{	}
{Nashville, TN 37214	{	}
{	{	}

{This instrument prepared by: Robert J. Notestine III, Attorney at Law,
{109 Kenner Avenue, Suite 201, Nashville, TN 37205.

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Michael M. Castellarin, Administrator for the Luther Ronald Coin a/k/a Ronald Coin Estate (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Gary Belcher and Latessa Belcher, husband and wife (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Tract One:
Being Lot No. 300 on the Plan of Sherwood Forest, Section 4, as of record in Book 4460, page 182, said Register's Office for said county, to which plan reference is hereby made for a complete description.

Tract Two:
A tract of land in the Second, formerly the Fourth Civil District of Davidson County, Tennessee, and adjoining, on the west side, Lot 300 of Sherwood Forest, Section IV, as of record in Book 4460, pages 182 and 183, Register's Office for Davidson County, Tennessee, and being more fully described as follows:

This tract shall be bounded on the east side by said Lot 300, and on the north by the prolongation of said lots north line, westwardly 63 feet, more or less, to a tree and fence row, on the south by the prolongation of the south line of said lot westwardly 38 feet, more or less, to a fence and tree row and on the west by a fence and tree row measuring 96.7 feet, more or less, thereon.

This tract has an area of 3972 square feet, more or less.

Being the same property conveyed by Warranty Deed from Johnson Homes, Inc. to Ronald Coin and wife, Barbara Coin of record in Book 4819, page 607, in the Register's Office of Davidson County, Tennessee. (Tract One) The said Barbara Coin since died on February 21, 1981and upon

her death, title was vest in Ronald Coin as the sole surviving tenant by entirety. Being the same property conveyed to Ronald Coin by Warranty Deed from Gilbert S. Merritt, Jr. unmarried, and Angie Cantrell Merritt Donelson, unmarried of record in Book 5815, page 542, said Register's Office for Davidson County, Tennessee. The said, Ronald Coin since died on December 11, 2014 and his estate is in Probate Case 15P-533 of Davidson County Seventh Circuit Court, Probate Division. Michael Castellarin was appointed Administrator of the estate by Order in Probate Case 15P533.

THIS CONVEYANCE IS MADE SUBJECT TO:

1. 2016 Davidson County taxes are not yet due and payable.
2. All matter as shown on Sherwood Forest, Section 4, as of record in Book 4460, page 448, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record as shown in Book 4704, page 448, Register's Office for Davidson County, Tennessee.
4. Ingress and egress of record for Tract Two, Register's Office for Davidson County, Tennessee.

This is improved real property located on 4856 Cascade Drive, Nashville, Tennessee 37138.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $115,001.00.

Affiant

Subscribed and sworn to before me this 8th day of October, 2015.

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC

Commission Expires: 1-6-19

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

And Grantor do covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind itself, it's successors and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and against the lawful claims of all persons whomsoever.

Witness my hand this 8th day of October, 2015.

Luther Ronald Coin a/k/a Ronald Coin Estate

By: _____ Administrator
Michael M. Castellariń, Adminstrator

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Michael M. Castellarin with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Administrator of the Luther Ronald Coin a/k/a Ronald Coin Estate, and that he as such Administrator executed the foregoing instrument for the purposes therein contained, by signing the name of Estate by himself/herself as Administrator.

WITNESS my hand and official seal at Nashville, Tennessee this 8th day of October, 2015.

_____
Notary Public

My Commission Expires: 1-6-19

STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY