WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/20/15 16:06 2 pgs
Fees:13.00 Taxes:103.60
20151120-0118181



NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $28,000.00.

LeAnn Maloney
Affiant

Subscribed and sworn to before me this 19th day of NOV, 2015

Notary Public
My Commission expires: 11-5-2018
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
The 8142 Lain Hollow Trust	SAME	004-00-0-153.00
P.O. Box 160772		
Nashville, TN 37216		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Sharon Lynn Lane, as Executrix of The Estate of Gale Lain**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Amanda Dean, as Trustee for The 8412 Lain Hollow Trust**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

A parcel of land in the second (formerly fourteenth) District of Davidson County, Tennessee and which is more particularly described as follows:

BEGINNING at an iron pin in the South right of way of Lain Hollow Road, said point being the most northwesterly corner of Gordon F. McCammon as recorded in Book 4928, page 259 of the Office of the Register of Deeds for Davidson County, Tennessee.
THENCE, with McCammons west line South 06 degrees 49 minutes 59 seconds West, 386.94 feet to an iron pin a corner of James Petre, III as recorded in Book 4440, page 304, R.O.D.C.T;
THENCE, with Petre's line North 83 degrees 19 minutes 25 seconds West, 327.10 feet to an iron pin;
THENCE, North 02 degrees 14 minutes 53 seconds East, 371.34 feet to an iron pin in the south right of way of Lain Hollow Road;
THENCE, with the south right of way of said road with a curve to the right having a radius of 496.56 feet, for a distance of 98.5 feet to an iron pin;
THENCE, South 84 degrees 26 minutes 31 seconds East, 259.23 feet to the point of beginning, containing 3.01 acres, more or less.

Being the same property conveyed to Gale Lain, by deed from Gordon F. McCammon, on February 17, 2006, of record in Instrument Number 20060607-0067558, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record.

This is improved property known as: **8142 Lain Hollow Road, Joelton, TN 37080**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 November 19, 2015.

The Estate of Gale Lain

Sharon Lynn Lain
By Sharon Lynn Lain, Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Sharon Lynn Lain, as Executrix,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this November 19, 2015

My commission expires 11/8/19

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 5-24-19

JULIE COONE
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.