WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS$ 115,000.00

Affiant

SUBSCRIBED AND SWON TO BEFORE ME, THIS THE 19th DAY OF November, 2015

Notary Public

MY COMMISSION EXPIRES: 2/6/17
(Affix Seal)

M TODD CATHEY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Creekside Title & Escrow, LLC, 311 E. Main Street, STE 5, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phyllis Robinson	Same as new owner	87-140.00
4344 Central Pike		
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,WE, ***Della Whittle, unmarried***
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THERE PRESENTS DO TRANFER AND CONVEY UNTO ***Phyllis Robinson***
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 lying in the Fourth Civil District of Davidson County, Tennessee and more particularly described according to a survey of John D McCormick, Hermitage, Tennessee, dated 11/25/78, as follows:

Beginning at a point in the southerly margin of Central Pike, being the present Northeast corner of a tract of land conveyed to M. P. Sullivan, Jr. by deed of record in Book 5382, page 676, Register's Office for Davidson County, Tennessee; thence South 86 deg. 25' E. 130.0 feet along the said southerly margin of Central Pike, to an iron pin; thence South 5 deg. 53' W. 321.0 feet to an iron pin; thence North 89 deg. 58' W. 104.0 feet to an iron pin, said point also being the Southeast corner of the above referenced M. P. Sullivan, Jr. tract; thence North 1 deg. 17' E. 325.7 feet to the point of beginning and containing 0.9 acre, more or less.

Being the same property conveyed to Rufus Whittle and wife Della Whittle by Installment Deed from M.P. Helen Sullivan dated 1/13/79 and filed for record on 1/16/79 of record in Book 5385, page 856, said Register's Office for said County. The said Rufus Whittle having since died on 6/25/2012, the said Della Whittle now vested in said property as surviving tenant by the entirety.

This conveyance is subject to: Current years taxes which have been prorated and assumed by the Grantee(s); All restrictions of record; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

BILL GARRETT, Davidson County
Trans:T20150105647 DEEDWARR
Recvd: 12/15/15 09:56 2 pgs
Fees:13.00 Taxes:425.50
20151215-0125869

This is: Unimproved ( )
Improved (xx) Property, known as 4344 Central Pike, Hermitage, TN 37076
(House Number) (Street) (City or Town) (Zip Code)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEESS, 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 our hands this 19th day of November, 2015.

Della Whittle
Della Whittle

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Della Whittle** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that **he/she/they** executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 19th day of November, 2015.

Commission Expires: 2/6/17

Notary Public

M TODD CATHEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires:_____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

On this the _____ day of _____, _____, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said _____

Witness my hand and official seal at _____, on this the _____day of _____, _____.

My commission expires:_____

Notary Public