

STATE OF TENNESSEE 19951
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 2016.

Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/ 6/2018

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows: Southwest Realty Investment Group,	Send Tax Bills To: SAME
Inc. (Name)	(Name)
P. O. Box 8301 (Street Address or Route Number)	(Street Address)
Hermitage, TN 37076 (City) (State) (Zip)	(City) (State) (Zip)

Map-Parcel Number(s): 11901031400

FOR AND IN 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, I/WE, Carlos Merriwether and Jada Merriwether HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Southwest Realty Investment Group, Inc. 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:

PARCEL 1:
Being the southerly 50 feet of Lot No. 97 on the Map of Overhill City and W. H. Fox's Subdivision of certain blocks on the map of Cumberland Nurseries, as of record in Book 332, page 21, Register's Office for said County.

Said part of Lot No. 97 fronts 67 feet on the northerly side of Oriole Street and runs back between parallel lines with the easterly margin of Wickson Avenue, 50 feet to a dead line.

PARCEL 2:
Being the northerly 100 feet of Lot No. 97 on the Map of Overhill City and W. H. Fox's Subdivision of part of Cumberland Subdivision as of record in Book 332, page 21, Register's Office for said County.

Said part of Lot No. 97 fronts 100 feet on the easterly side of Wickson avenue and extends back between parallel lines, with the southerly margin of an alley, 67 feet to a dead line.

BEING the same property conveyed to Carlos Meriwether and wife, Jada Meriwether by Warranty Deed from Glade A. Binkley and wife, Dona H. Binkley, dated October 12, 2006, and filed in Instrument No. 20061018-0129436, said Register's Office.

Carlos Merriwether and Carlos Meriwether being one and the same person.
Jada Merriwether and Jada Meriwether being one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 2306 Wickson Avenue, Nashville, TN 37210.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever; and we do covenant with the said GRANTEE 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

Davidson County DEEDWARR
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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 GRANTEE, 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 his/her/their hand(s) this 27th day of January, 2016.

Seller

Carlos Merriwether

Jada Merriwether

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public within and for the State and County aforesaid, the within named Carlos Merriwether and Jada Merriwether, 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 at Nashville, Tennessee, this 27th day of January, 2016.

My commission expires 3/ 6/2018.

Notary Public: Ollie Mai Parsley

OLLIE MAI PARSLEY NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-6-2018

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: 5-24-17

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