File Box 248

WARRANTY DEED

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of March, 2016

Notary Public

MY COMMISSION EXPIRES: September 10, 2018

(AFFIX SEAL)

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Claude F. Mize Jr. Steven R. Mize	Claude F. Mize Jr.	0721002700
(NAME)	(NAME)	
904 Lexie Court	904 Lexie Court	
(ADDRESS)	(ADDRESS)	
Mt. Juliet, TN 37122	Mt. Juliet, TN 37122	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Gerald T. Fisher,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Claude F. Mize Jr. and Steven R. Mize, d/b/a CFR Partners**, 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:

Being Lot No. 27 on the plan of Montgomery Heights of record in Book 332, page 47, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 27 fronts 50 feet on the northerly side of Monetta Avenue, formerly Highland Avenue, and extends back between parallel lines 220 feet to an alley in the rear.

Being the same property conveyed to Minerva L. House, divorced, by deed from Gerlad T. Fisher and wife, Nancy W. Fisher of record in Book 4988, page 546, Register's Office for Davidson County, Tennessee. Minerva House Crawford and husband, Walter E. Crawford Quitclaimed the property to Gerald T. Fisher of record in Book 6274, page 403, said Register's Office.

This is not nor has it ever been the primary residence of the Grantor.

unimproved ☐

This is improved ☑ property, known as 1407 Monetta Avenue, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20160020518 DEEDWARR
Recvd: 03/14/16 10:36 2 pgs
Fees:13.00 Taxes:762.20
20160314-0023857

Witness my/our hands this 8th day of March, 2016.

Gerald T. Fisher

Gerald T. Fisher

State of Tennessee
County of Davidson

Personally appeared before me Gerald T. Fisher, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 8th day of March, 2016.

Marshall M. Snyder

Notary Public Marshall M. Snyder
My Commission Expires: September 10, 2018

File No.: 2016-017

