6

WARRANTY DEED

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00

Affiant

I. DYKE TATUM NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY TN

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd day of April, 2016

Notary Public

MY COMMISSION EXPIRES: May 08, 2017

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lone Oak LLC and P & P Development,	SAME	11804002700
(NAME)	(NAME)	
P.O. Box 40466		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		
(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, **Susan Shirley Gail Pregel,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Lone Oak LLC and P & P Development,** 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 in Davidson County, Tennessee, being Lot No. 24 on the Plan of Melrose Heights Subdivision, Section 2, as of record in Book 1835, Page 97, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Susan Shirley Gail Pregel by deed dated October 31, 1994 from Lisa Renee Stewart n/k/a Lisa Renee Stewart Parks and Steve Parks of record in Book 9516, Page 871, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 523 Camben Drive, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, 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.

BILL GARRETT, Davidson County
Trans:T20160034867 DEEDWARR
Recvd: 04/28/16 08:36 2 pgs
Fees:13.00 Taxes:333.00
20160428-0041253

Witness my/our hands this 22nd day of April, 2016.

Susan Shirley Gail Pregel

State of Tennessee
County of Davidson

Personally appeared before me Susan Shirley Gail Pregel, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 22nd day of April, 2016.

Notary Public I. Dyke Tatum
My Commission Expires: May 08, 2017

File No.: 16-PandL

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN