WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160042690 DEEDWARR
Recvd: 05/20/16 14:43 2 pgs
Fees: 13.00 Taxes: 2430.90

20160520-0050916

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $657,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19th day of May, 2016.

Notary Public

MY COMMISSION EXPIRES: May 08, 2017

(AFFIX SEAL)

I. DYKE TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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
Ron E. Limb	Reliant Bank	104060130.00
(NAME)	(NAME)	
177 First Avenue North, Suite 100	101 Creekstone Blvd.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37201	Franklin, TN 37064	
(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, **Vicky McGehee Locke n/k/a Vicky McGehee Locke,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Ron E. Limb and Tracee Limb, husband and wife**, 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 the westerly 10 ft of lot 102 and part of Lot 101 on the Plan of Bransford Realty Company's West End Heights as of record in Book 332, pages 124 and 125, Register's Office for Davidson County, Tennessee.

Said westerly 10 ft of lot 102 and part of Lot 101, begins at a point on the southerly edge of a concrete sidewalk on the southerly side of Love circle, at a point ten feet east from the common northerly comer of Lots No. 101 and 102 on said plan; thence with the southerly edge of said sidewalk, S. 58° 05' 08" W. , 60 ft to a point which is 60 feet east of the N.W. corner of the property conveyed to Thelma C. Ingram by deed of record in Bk 6894, pg 644 RODCM; thence, with Ingram's easterly line, S. 41° 57' 51",160 ft + by deed (159.44 by field measurement), to an iron pin on the northerly margin of a 15 ft alley (shown on the original plan but not constructed and not shown on the official metro alley atlas); said iron pin being 38 ft, by deed (36.45 ft by field measurement) east of Ingram's southwesterly comer; thence, with the northerly margin of said alley, easterly 42 feet± by deed (40.7 ft, by field measurement) to the southeasterly corner of this Tract (the southwesterly comer of the easterly 50 ft of Lot 102); thence with the westerly line of Tract I, N. 34° 42' 34" W., 147.5 ft to the beginning.

Being the same property conveyed to Vicky McGehee by deed dated April 12, 2005 from Luehrsen Construction, LLC of record in Instrument No. 20050414-0041884, Register's Office for Davison County, Tennessee. Vicky McGehee is now known as Vicky McGehee Locke.

David Locke joins in this conveyance to relinquish any and all right, marital, homestead, or otherwise, which he may have in the herein described property by virtue of his marriage to Vicky McGehee Locke.

unimproved ☐

This is improved ☑ property, known as 3405 Love Circle, Nashville, TN 37212
(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.

Witness my/our hands this 19th day of May, 2016.

Vicky McGehee Locke

David Locke

State of Tennessee
County of Davidson

Personally appeared before me **Vicky McGehee Locke** and **David Locke** with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 19th day of May, 2016.

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

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

File No.: 16-LIMB