(4)

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160052071 DEEDWARR
Recvd: 06/20/16 10:47 2 pgs
Fees: 13.00 Taxes: 3977.50

20160620-0062330

LEIGH ANNE SAILORS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,075,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2nd DAY OF June, 2016.

Notary Public

MY COMMISSION EXPIRES: 8-11-18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert T. McDugald and Janette R. McDugald	F+m Bank	
(NAME)	(NAME)	
4317 Signal Hill Drive	10 Cadillac Dr., Suite 100	116-15/85
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Brentwood TN 37027	
(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, **VICTOR E. SALVINO AND KIMBERLY A. SALVINO, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT T. MCDUGALD AND WIFE, JANETTE R. MCDUGALD,** 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. 5 and the westerly 5 feet of Lot No. 6, Block 9, on the Map of Re-Subdivision of part of Royal Oaks Subdivision, of record in Book 547, Page 167, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Said Lot and part of Lot adjoin and front together 105 feet on the southerly side of Signal Hill Drive and runs back 193 feet 7 inches on the west line of Lot No. 5 and 197 feet 6 inches more or less on the east line of said part of Lot No. 6, to a dead line in the rear and measures 105 feet more or less thereon.

Being the same property conveyed to Victor E. Salvino and Kimberly A. Salvino, husband and wife by deed from NEPI, LLC, a Tennessee limited liability company, dated June 9, 2003, of record in Instrument No. 20030611-0080730, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 2016 Real Property taxes; and all matters appearing on the plan of record in Book 547, Page 167, said Register's Office.

unimproved
This is improved x property, known as 4317 Signal Hill Drive, Nashville, TN 37205
(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 hand this 2nd day of June, 2016

Victor E. Salvino by Jodie Barringer, Atty in fact

VICTOR E. SALVINO

BY: JODIE BARRINGER, ATTORNEY IN FACT

Kimberly A. Salvino by Jodie Barringer, Atty. in fact

KIMBERLY A. SALVINO

BY: JODIE BARRINGER, ATTORNEY IN FACT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 2nd day of June, 2016, before me personally appeared Jodie Barringer ~~Kevin D. Montgomery,~~ to me known to be the person who executed the foregoing instrument on behalf of Victor E. Salvino and Kimberly A. Salvino and acknowledged that she executed the same as the free act and deed of Victor E. Salvino and Kimberly A. Salvino.

Witness my hand and official seal at Nashville, Tennessee this 2nd day of June, 2016.

Kathy Snider

Notary Public

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires May 8, 2018