WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160056348 DEEDWARR
Recvd: 07/01/16 10:15 2 pgs
Fees: 13.00 Taxes: 1665.00
20160701-0067481

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $430,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30th DAY OF June, 2016.

Notary Public

MY COMMISSION EXPIRES: Commission Expires Nov 5, 2019

(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
RER Partnership	RER Partnership	
(NAME) 1506 Grandview Drive	(NAME) 2209 Crestmoor Rd. #100	117-16-31
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville, TN 37215	
(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, **CHASE G. NEELY AND WIFE, JOY P. NEELY, AND JOHN W. PERSHALL, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RER PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP,** 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 the westerly 20 feet of Lot No. 27 and all of Lot No. 28 of Block "M" on the map of Maplehurst Subdivision, as of record in Book 843, Pages 22 and 23, Register's Office for said County.

Said part of Lot No. 27 and all of Lot No. 28 front together 70 feet on the northerly side of Grandview Drive and run back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Chase G. Neely and Joy P. Neely, husband and wife and John W. Pershall by deed from Pauline Young, single, dated December 4, 2015, of record in Instrument No. 20151204-0122515, Register's Office for Davidson County, Tennessee.

This was never the marital residence for John W. Pershall.

This conveyance is subject to 2016 Real Property taxes; all matters appearing on the plan of record in Book 843, Pages 22-23, said Register's Office.

unimproved
This is improved x property, known as 1506 Grandview Drive, Nashville, TN 37215
(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.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Witness my hand this 30th day of June, 2016

CHASE G. NEELY

JOY P. NEELY

John W. Pershall by Joy P Neely Attorney in fact

JOHN W. PERSHALL, BY: JOY P. NEELY, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Chase G. Neely and Joy P. Neely, , the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 30th day of June, 2016.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires Nov 5, 2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this _____ day of June, 2016, before me personally appeared Joy P. Neely to me known to be the person who executed the foregoing instrument on behalf of John W. Pershall and acknowledged that she executed the same as the free act and deed of John W. Pershall.

Witness my hand and official seal at Nashville, Tennessee this 30th day of June, 2016.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires Nov 5, 2019