BILL GARRETT, Davidson County
Trans:T20160061774 DEEDWARR
Recvd: 07/19/16 08:57 2 pgs
Fees:13.00 Taxes:1443.00

20160719-0073925

Return to:
SOUTHERN LAND TITLE & ESCROW, INC.
P.O. BOX 217, NOLENSVILLE, TN 37135

#1360

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Scott Huie	new	172-14-0-
6171 Mt. Pisgah Road	← owner	019.00
Nashville, TN 37211		

This instrument prepared by: Southern Land Title & Escrow, Inc., P.O. Box 217, 9927 Sam Donald Court, Ste B, Nolensville, TN 37135.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **ARNOLD W. PREHEIM AND WIFE, MARCELYN M. PREHEIM,** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **SCOTT HUIE, UNMARRIED,** (The "Grantee"), his heirs and assigns, to certain tract or parcel of land in County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 13, on the Plan of Brentwood, Hampton formerly Holt Cove, of record in Plat Instrument No. 200000112-00004271, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Arnold W. Preheim and wife, Marcelyn M. Preheim by warranty deed dated August 12, 2002 from Adam M. Strecker and wife, Natalie M. Strecker of record in Instrument No. 20020826-0102966, said Register's Office.

This instrument is executed on behalf of Arnold W. Preheim and wife, Marcelyn M. Preheim their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. 20160719-0073924 **said Register's Office.**

This conveyance is subject to the following:

1. **2016 Taxes, a lien not yet due and payable and assumed by Grantees.**
2. **Restrictions of record in Book 11647, page 368, said Register's Office.**
3. **Ingress/Egress for Gray's Cemetery.**
4. **Any and all matters appearing of record in Plat Instrument No. 20000112-00004271, said Register's Office.**

This is improved property commonly known as **6171 Mt. Pisgah Road, Nashville, TN 37211.**

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

The actual consideration or value, whichever is greater for this transfer is $ 390,000.00.

Affiant

Subscribed and sworn to before me this 12th day of July, 2016.

Notary public:
My commission expires: ~~11/21/2018~~ 6/19/18

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 19, 2018

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantors does covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors does further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 12 day of July, 2016.

ARNOLD W. PREHEIM
by: Robert J. Notestine, Attorney-In-Fact

MARCELYN M. PREHEIM
by: Robert J. Notestine, Attorney-In-Fact

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **ROBERT J. NOTESTINE, III, ATTORNEY-IN-FACT FOR ARNOLD W. PREHEIM AND MARCELYN M. PREHEIM**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged SHE executed the within instrument as Attorney-In Fact on their behalf.

WITNESS my hand and official seal at Nolensville, Tennessee, this 12th day of **July, 2016.**

Notary Public
My Commission Expires: 1-6-19

STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY