NEW OWNER:

Alfred W Chumley
200 Charleston Drive
Goodlettsville, TN 37072

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

SEND TAX BILLS TO:

New Owner

FILE NO: 16-0541

Map 018, Group 07-0, Parcel 079.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20160067970 DEEDWARR
Recvd: 08/05/16 15:26 4 pgs
Fees:23.00 Taxes:703.00
20160805-0081665

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Ninety Thousand and 00/100 Dollars ($190,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **THE ESTATE OF RUBY EURTON, FORREST JOEL EURTON, JR. as Executor, and FORREST JOEL EURTON, JR., JAMES FREDERICK EURTON, AND STEVEN W. EURTON, individually and as devisees of THE ESTATE OF RUBY EURTON** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **ALFRED W CHUMLEY** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Section One, Charleston Square Subdivision., and of record in Plat Book 4860, Page 37 and 38, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Forrest J. Eurton and wife, Ruby M. Eurton, by Warranty Deed from John D. Nicholson and wife, Karen M. Nicholson, dated May 25, 2001, and of record in Instrument No. 20010604-0057919, Register's Office for Davidson County, Tennessee. Forrest J. Eurton passed away on June 5, 2002, having remained married to Ruby M. Eurton, without intervening legal separation or divorce from the time of acquisition of the property herein

conveyed until his death, leaving Ruby M. Eurton as the surviving tenant by the entirety. Further, Ruby M. Eurton passed away testate on February 3, 2016. The Last Will and Testament of Ruby M. Eurton has been admitted to probate in Davidson County, Tennessee, see Docket # 16-P-979. Forrest Joel Eurton, Jr. was appointed Executor of the Estate and Forrest Joel Eurton, Jr., James Frederick Eurton, and Steven Wayne Eurton are all devisees of the property being conveyed herein under the Last Will and Testament of Ruby Eurton.

This is IMPROVED property known as 200 Charleston Drive, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantee that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 28th day of **July, 2016**.

THE ESTATE OF RUBY EURTON

Forrest Joel Eurton Jr. EXECUTOR

FORREST JOEL EURTON, JR., Executor

Forrest Joel Eurton Jr. INDIVIDUALLY

FORREST JOEL EURTON, JR., individually

James Frederick Eurton

JAMES FREDERICK EURTON

Steven W Eurton

STEVEN W. EURTON

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, The Estate Ruby Eurton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that Forrest Joel Eurton, Jr., Executor of the The Estate of Forrest and Ruby Eurton, the within-named bargainor, and as such Executor, being given the authority to so do, executed the within instrument on behalf of the Estate by signing his name as such Executor.

WITNESS my hand and official seal at office this 28th day of **July, 2016**.

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, FORREST JOEL EURTON, JR, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of **July, 2016**.

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Jacqueline G Brown

NOTARY PUBLIC

My commission expires: 11-5-18

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, JAMES FREDERICK EURTON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of **July, 2016**.

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Jacqueline G Brown

NOTARY PUBLIC

My commission expires: 11-5-18

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, STEVEN W. EURTON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of **July, 2016**.

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Jacqueline G Brown

NOTARY PUBLIC

My commission expires: 11-5-18

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The actual consideration or value, whichever is greater, for this transfer is $ **190,000.00** .

Crystal Rowton

AFFIANT

Sworn to and subscribed to before me this 28th day of **July, 2016**.

Virginia M. Bolen

My commission expires: MY COMMISSION EXPIRES: September 10, 2018

VIRGINIA M. BOLEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY