BILL GARRETT, Davidson County
Trans:T20160081733 DEEDWARR
Recvd: 09/19/16 09:59 2 pgs
Fees:13.00 Taxes:555.00
20160919-0098029

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $150,000.00.

Emily Walsh
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 16th day of September, 2016.

NOTARY PUBLIC

My commission expires: 3-27-18

MORGAN O'NEIL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Steve Addis	SAME AS NEW OWNER	08416014100
(NAME)	(NAME)	
PO Box 157		
(ADDRESS)	(ADDRESS)	
Mt. Juliet, TN 37121		

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Eric T. Graves and wife, Lisa S. Graves,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Steve Addis**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Map of Crump Heights, as of record in Plat Book 1424, Page 144, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Eric T. Graves and wife, Lisa S. Graves by deed from Charles E. Wright and wife, Sallie M. Wright, dated 05/27/2007, of record in Instrument No. 20070314-0031400, said Register's Officel

This property is __unimproved _X_improved property known as: 2612 Crump Drive, Nashville, TN 37214.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

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.

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

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 16th day of September, 2016.

Eric T. Graves

Lisa S. Graves

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Eric T. Graves and Lisa S. Graves, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16th day of September, 2016.

Notary Public
My Commission Expires: 3-27-18

MORGAN O'NEILL
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122