WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$27,500.00.**

Affiant

Subscribed and sworn to before me this 16th day of Sept, 2016

Notary Public
My Commission expires: 11-5-2018
(Affix Seal)

CARL E. DUNPHY II NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Kudzu Real Estate, Inc	SAME	069-04-0-110.00
203 Point East Drive		
Nashville, TN 37216		

Davidson County DEEDWARR
Recvd: 09/29/16 08:31 2 pgs
Fees:13.00 Taxes:101.75
20160929-0102521

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Equity Trust Company, Custodian FBO Edward W. Meek IRA**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Kudzu Real Estate, Inc**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee located on Haynes Park Drive known as Tax Map 69-4, parcel 110 further described as follows:

See updated & revised Exhibit "A" legal description (new plat)

Beginning at a point being the common front corner of Lot 111 of Haynes Subdivision Section 2 and the reserved parcel shown on said plat as Tax Parcel 110, thence with the common line of Lot 111 and said reserve parcel 142.47 feet to 39 point, thence 110.64 feet to the common corner of a second reserve parcel known as Tax Parcel number 109, thence 54/42 feet along the common line of Tax Parcels numbers 109 and 110 to a point in the right of way of Haynes Park Drive, thence 81.0 feet to a point of beginning.

Being the same property conveyed to Equity Trust Company, Custodian FBO Edward W. Meek IRA, by deed from Southwest Realty Investment Group, Inc., on March 18, 2008, of record in Instrument Number 20080328-0031070, Register's Office for Davidson County, Tennessee. See also Default Judgment in favor of Equity Trust Company, Custodian FBO Edward W. Meek IRA of record in Instrument Number 20160406-0032763, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record.

This is un-improved property known as: **117 Haynes Park Drive, Nashville, TN 37218**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this September 16, 2016.

Equity Trust Company, Custodian FBO Edward W. Meek IRA

By

KATIE FISHER
Corporate Alternate Signer

Reviewed and Approved

EXHIBIT "A"

Being Lot No. 191 on the plan of Final Plat Re-Subdivision of a reserve Parcel, Haynes Park Subdivision, Section One, of record in Instrument Number 20160921-0099430, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more detailed description thereof.

Being the same property conveyed to Equity Trust Company, Custodian FBO Edward W. Meek IRA, by deed from Southwest Realty Investment Group, Inc., on March 18, 2008, of record in Instrument Number 20080328-0031070, Register's Office for Davidson County, Tennessee. See also Default Judgment in favor of Equity Trust Company, Custodian FBO Edward W. Meek IRA of record in Instrument Number 20160406-0032763, said Register's Office.

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-5-2018

CARL E. DUNPHY II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE