WARRANTY DEED

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $27,125.00

Debbie Lester
Affiant

Subscribed and sworn to before me this 25th day of October 2016.

Notary Public
My Commission expires: 3/10/19
(Affix Seal)

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	058-11-0-126.00
203 Point East Drive		
Nashville, TN 37216		

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 and Edward W. Meek**, 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:

Being Lot No. 166 on the plan of Section 2, Royal Hills, of record in Book 4660, page 122, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 166, which is a corner lot, fronts 68.00 feet on the westerly margin of Hodge Circle and fronts 94.32 feet on the northerly margin of Hodge Circle, said frontages being joined by a curve having a length of 34.96 feet, and extends back 110.46 feet on the westerly line and 132.59 feet on the northerly line to a point of intersection.

Being the same property conveyed to Equity Trust Company f/b/o/ Edward W. Meek IRA and Edward W. Meek, by deed from Frank Davenport, of record in Instrument Number 20060509-0053810, as corrected in Instrument Number 20060616-0071970, Register's Office for Davidson County, Tennessee. And by Default Judgment of record in Instrument Number 20160323-0027529, said Register's Office. Said Default Judgment was amended in Instrument Number 20161011-0107171, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

Subject to all matters as shown on the Plan of record in Book 4660, page 122, Register's Office Davidson County, Tennessee.

Covenants, conditions, and restrictions as set forth in instrument recorded in Book 4813, page 77; Book 4843, page 701; and Book 4895, page 102, Register's Office for Davidson County, Tennessee.

Easement of record in Book 4964, page 534, Register's Office for Davidson County, Tennessee.

This is unimproved property known as: 204 Hodge Circle, 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.

BILL GARRETT, Davidson County
Trans:T20160094532 DEEDWARR
Recvd: 10/26/16 11:04 3 pgs
Fees:18.00 Taxes:100.36
20161026-0113108

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 October 25, 2016.

Equity Trust Company, Custodian FBO
Edward W. Meek IRA

_____
By

_____
Edward W. Meek

STATE OF OHIO

COUNTY OF CUYAHOGA

On this _____ day of October, 2016, before me, appeared _____, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the _____ of Equity Trust Company, and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said _____, acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

_____ My Commission Expires: _____
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Edward W. Meek, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 25, 2016.

My commission expires 7/8/19

_____
Notary Public

HALE E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 October ~~25~~ 13th 2016.

Equity Trust Company, Custodian FBO
Edward W. Meek IRA 50% undivided interest

By **~~RACHEL~~ CAIN**
Corporate Alternate Signer



Edward W. Meek

Reviewed and Approved

~~STATE OF~~ OHIO

COUNTY OF CUYAHOGA

On this 13 day of October, 2016, before me, appeared RACHEL CAEN, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the CORP ALT SIGNER of Equity Trust Company, and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said CORP ALT SIGNER, acknowledged said instrument to be the free act and deed of said corporation (or association). AS CUSTODIAN ONLY

WITNESS my hand and seal at office the day and year above written.

JOHN D. YOUNG NOTARY PUBLIC, STATE OF OHIO

Commission: 2014-RE-501788
Expires: 22-July-2019

My Commission Expires: _____

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Edward W. Meek, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October ~~25~~ 12, 2016

My commission expires 11-5-2018

Notary Public

CARL E. DUMPHY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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