BILL GARRETT, Davidson County
Trans:T20170000271 DEEDWARR
Recvd: 01/03/17 12:29 2 pgs
Fees:13.00 Taxes:788.10
20170103-0000306

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Elizabeth Lynn Green & Gary W. Green
1025 Donoho Drive
Old Hickory, TN 37138-2251

SEND TAX BILL TO:
F & M Bank
10 Cadillac Dr., Ste. 100
Brentwood, TN 37027

MAP/PARCEL 053-16-0-284.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Jason L. Pryor and wife, Monica G. Pryor,** has this day bargained and sold, and does hereby transfer and convey unto **Elizabeth Green, an unmarried woman and Gary Green, a married man, as tenants in common with rights of survivorship.** Certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Jackson's Landing Estates, Section Two of record in Plat Book 8250, Page 975, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. Being the same property conveyed to Jason L. Pryor and wife, Monica G. Pryor by Warranty deed from Rita K. Baughman and Cynthia G. Carter, both unmarried of record in Instrument No. 20080609-0059112 Register's Office for Davidson County, Tennessee, dated May 27, 2008 and recorded on June 09, 2008

This is improved/unimproved property known as: **1025 Donoho Drive, Old Hickory, Tennessee 37138-2251**

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2016 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: 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 Book 8250, page 975, and restrictions in Book 11408, page 563, and book 1116, page 130 and encumbrances as may be shown of record

in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 30th day of December, 2016.

Jason L. Pryor

Monica G. Pryor

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Wilson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Jason L. Pryor and Monica G. Pryor,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this .

NOTARY PUBLIC

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 10-07-19

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $213,000.00.

AFFIANT

Subscribed and sworn to before me this the 30th day of December, 2016.

NOTARY PUBLIC

My Commission Expires: 10-07-19

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY