BILL GARRETT, Davidson County
Trans:T20170049109 DEEDWARR
Recvd: 06/08/17 15:01 2 pgs
Fees:13.00 Taxes:2738.00
20170608-0057708

# Warranty Deed

| | |
|---|---|
|  | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br><br>The actual consideration or value, whichever is greater, for this transfer is $740,000.00.<br>Affiant<br>Subscribed and sworn to before me, this the 7th day of June, 2017.<br>Notary Public<br><br>My commission expires: |

**THIS INSTRUMENT WAS PREPARED BY**
**WAGON WHEEL TITLE**
**202 SOUTH 11TH STREET**
**NASHVILLE, TN 37206**
**615.650.5100**

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Michael G. Stahl<br>Heather A. Davidson | New Owner | |
| 861 Glendale Lane | | 132-05-0-160.00 |
| Nashville, TN 37204 | | |

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MICAH WILSHIRE, AN UNMARRIED MAN AND LORI L. WILSHIRE, AN UNMARRIED WOMAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHAEL G. STAHL AND HEATHER A. DAVIDSON, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 7th Civil District of Davidson County, Tennessee, being Lot No. 3 on the Plan of Orr Manor, not of record, and described as follows:

Beginning at a point in the southerly margin of Glendale Lane, at the common corner of Lots 2 and 3; thence with the line between said lots, southeasterly 247.6 feet to the corner of said lots and of Lot 12; thence with the line between Lots 3 and 12; northeasterly 200 feet to the corner of said lots and of Lots 11 and 4; thence with the line between Lots 3 and 4, northwesterly 319 feet to the margin of Glendale Lane; then with the margin of said Land, southwesterly 187 feet to the beginning.

Being the same property conveyed to Micah Wilshire and Lori L. Wilshire, husband and wife by Warranty deed from William G. Lukes, Jr., Trustee of the Lukes Family Trust, a Revocable Living Trust of record in Instrument No. 20150512-0043565 Register's Office for Davidson County, Tennessee, dated April 30, 2015 and recorded on May 12, 2015.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 861 Glendale Lane, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 7th day of June, 2017.

**Micah Wilshire**

**Lori L. Wilshire**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Micah Wilshire and Lori L. Wilshire, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 7th day of June, 2017.

Notary Public

My Commission Expires: 7-2-18

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018