BILL GARRETT, Davidson County
Trans:T20170058160 DEEDWARR
Recvd: 07/07/17 13:35 2 pgs
Fees:13.00 Taxes:240.50
20170707-0068530

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $65,000.00

Affiant

Subscribed and sworn to before me, this 28th day of June, 2017.

Notary Public
My commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
Noble Enterprises, Inc. 8104 Cambury Cove W. Germantown, TN 38138	← Same	072-06-0-174.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Michael P. Mills, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Noble Enterprises, Inc., a Tennessee Corporation,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land situated in the 5th councilmanic district, Nashville, Davidson County, Tennessee, and being more particularly described as follows:

Commencing at the intersection of Gallatin Pike and Thomas Avenue, thence in a westerly direction 212 +/- feet to an iron rod set by Dale and Associates on the southerly margin of Thomas Avenue at the northwest property corner of Southern Hospitality Corporation of record in Deed Book 5683, Page 793, in the Register's Office for Davidson County, Tennessee, and being the point of beginning of herein described land.

Thence leaving said margin with the westerly line of Southern Hospitality Corporation, S 30°53'26" W, Passing an 1/2" iron rod found at 45.12 feet at the northwest corner of Joystan LLC., of record in Deed Book 10117, Page 274, in the Register's Office for Davidson County, Tennessee, continuing with westerly line of Joystan LLC., for a total distance of 180.12 feet to an 1/2" iron rod found leaning on the northerly margin of Zophi Street and being the southeast property of Full Gospel Pentecostal Church as recorded in Instrument Number 20090507-0042137 in the Register's Office for Davidson County, Tennessee;

Thence with the easterly line of the Church, N 12°26'30" E, a distance of 165.89 feet to an iron rod set by Dale and Associates on the southerly margin of Thomas Avenue;

Thence with said margin, S 82°32'47" E, a distance of 57.22 feet to the point of beginning, having an area of 4,727.807 square feet, 0.109 acres of land. As shown in a survey by Dale and Associates under the supervision of by Steven C. Matthews, a Tennessee Registered Land Surveyor, number 2353. Survey completed on May 3, 2017;

Being the same property conveyed to Michael P. Mills, unmarried, by Warranty Deed from Brandt Gentry and wife, Suzanne Gentry, husband and wife dated January 15, 2016 of record as Instrument No. 20160120-0005666, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This conveyance is subject to the following: All matters appearing on the Plan of record in Book 547, Page 22, Register's Office for Davidson County, Tennessee.

> This property is improved property known as 1024 Thomas Avenue, Nashville, TN 37216. Being also known as 1024 Thomas Avenue, Nashville, Tennessee 37216, a/k/a 1089 Thomas Avenue, Nashville, Tennessee, 37216, a/k/a 1889 Thomas Avenue, Nashville, Tennessee, 37216.

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), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

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 my hand this the 28th day of June, 2017.

Michael Mills

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Michael Mills,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 28th day of June, 2017.

Notary Public

My Commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FILE NO: 2017065318