WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170072529 DEEDWARR
Recvd: 08/22/17 08:52 2 pgs
Fees:13.00 Taxes:1147.00
20170822-0085886

G-VRES-17-333

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $310,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF AUGUST, 2017.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-06-2020

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Abbi M. Ice and William G. Ice	**First National Bank of Middle Tennessee**	
(NAME) **333 Vivelle Ave**	(NAME) **200 East Main Street**	**105-16-252.00**
(ADDRESS) **Nashville, TN 37210**	(ADDRESS) **McMinnville, TN 37110**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **KEITH A. MARCUM AND ELIZA MARCUM, HUSBAND AND WIFE,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **ABBI M. ICE AND WILLIAM G. ICE, WIFE AND HUSBAND,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Jane Watkins Trace, of record in Plan Book 2, Page 108, Chancery Court, Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Keith A. Marcum and Eliza Marcum, husband and wife, by Warranty Deed from Sabrina Barber and Brian J. Barber, wife and husband, recorded December 2, 2014 in Instrument No. 20141202-0110451, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

- Subject to all matters shown on the Plan of record in Plan Book 2, Page 108, Chancery Court for Davidson County, Tennessee.
- County Taxes for the year 2017 and subsequent years, a lien not yet due and payable.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **333 Vivelle Ave, Nashville, Tennessee 37210**.

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; and we do covenant with the said GRANTEE(S) that 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hand(s) this the 17th DAY OF AUGUST, 2017.

Keith A. Marcum

Eliza Marcum by Keith A. Marcum
Attorney-in-Fact

Eliza Marcum by Keith A. Marcum,
Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 17th of August, 2017.

Notary Public
My Commission Expires: 3-6-18
(SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Keith A. Marcum, Attorney in Fact for

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

Witness my hand and official seal, this the 17th of August, 2017.

Notary Public
My Commission Expires: 3-6-18
(SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212