WARRANTY DEED

Bill Garrett Davidson County
Batch# 557 **DEEDWARR**
09/13/2017 12:27:25 PM 2 pgs
Fees: $13.00 Taxes: $440.30

20170913-0093596

State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY of August, 2017

Notary Public

MY COMMISSION EXPIRES: July 18, 2021

(AFFIX SEAL)

SAM A. KNOWLES STATE OF TENNESSEE NOTARY PUBLIC BEDFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY
Stones River Title, LLC, 752 South Church Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Enterprise Properties, LLC	Same as new owner	072070344.00
(NAME)	(NAME)	
805 S. Church St. Unit 1		
(ADDRESS)	(ADDRESS)	
Murfreesboro TN 37130		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Robert H. Vaughn, unmarried,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Enterprise Properties, LLC, a Tennessee limited liability company,** hereinafter called the GRANTEES, their heirs and assigns, a 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. 9 on the Plan of Ellis Estates, Section Two, as of record in Book 6900, page 467, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Robert H. Vaughn and Queen E. Jackson N/K/A Queen E. Vaughn, by Warranty Deed from William W. Cayce and wife, Beatrice Cayce, dated 7/9/90 and of record in Book 8148, page 168, in the Register's Office of Davidson County, Tennessee. The said Queen E. Vaughn having since died, leaving said property solely vested in Robert H. Vaughn as surviving spouse.

unimproved ☐

This is improved ☑ property, known as 1332 Love Joy Court, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 hands this 29th day of August, 2017.

Robert H. Vaughn

By: Jackie Lytle, Attorney-in-Fact

State of Tennessee
County of Rutherford

Personally appeared before me, the undersigned authority, a Notary Public within and for the State and County aforesaid Jackie Lytle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he executed the foregoing instrument (Warranty Deed) in behalf of Robert H. Vaughn and further acknowledged that he executed the same as the free act and deed of said Robert H. Vaughn, and for the purpose therein contained by virtue of a Special Limited Power of Attorney duly executed by said Robert H. ,Vaughn and appearing of record in Record Book *, Page _____, in the Register's Office for Davidson County, Tennessee.

*20170913-0093595

Witness my hand and seal this 29th day of August, 2017, at Office in Murfreesboro, Tennessee.

Notary Public Sasha Knowles
My Commission Expires: July 18, 2021

SASHA KNOWLES
STATE OF TENNESSEE NOTARY PUBLIC
BEDFORD COUNTY

File No.: 21981