Bill Garrett Davidson County
Batch# 958 DEEDWARR
09/14/2017 03:00:14 PM 2 pgs
Fees: $13.00 Taxes: $999.00
20170914-0094167

This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
3200 West End Avenue, Suite 500
Nashville, TN 37203
TN BPR # 11639
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brian@brianpaynelaw.com

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $270,000.00.

Affiant

Subscribed and sworn to before me, this 14th day of September, 2017

Brian Payne, Notary Public
My commission expires: 11/04/18

BRIAN PAYNE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
FARMVIEW HOMES, LLC 542 Brentview Hills Drive Nashville, TN 37220-2231	NEW OWNER	072-04-0 016.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PHILIP JOHN WEBER,** unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to, **FARMVIEW HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantees, their successors 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. 11, BLOCK "A", PLAN OF INGLEWOOD GOLF CLUB SUBDIVISION, OF RECORD IN BOOK 843, PAGE 65, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT FRONT 60.85 FEET ON THE SOUTHERLY SIDE OF GOLF CLUB LANE AND RUNS BACK 180.0 FEET ON THE WESTERLY LINE AND 184.2 FEET ON THE EASTERLY LINE, TO A DEAD LINE MEASURING 60.26 FEET THEREON.

AND 4 FEET OF THAT PORTION OF LOT NO. 12 OF BLOCK "A" PLAN OF INGLEWOOD GOLF CLUB SUBDIVISION, OF RECORD IN BOOK 843, PAGE 65, REGISTER'S OFFICE FOR SAID COUNTY, WHICH IS ADJACENT TO LOT NO. 11 OF SAID SUBDIVISION, THE 4-FOOT STRIP EXTENDING THE ENTIRE LENGTH OF SAID LOTS FROM THE FRONT ON THE SOUTHERLY SIDE OF GOLF CLUB LANE TO A DEAD LINE IN THE REAR LOT BOUNDARY.

BEING THE SAME PROPERTY CONVEYED TO PHILIP JOHN WEBER, UNMARRIED, BY WARRANTY DEED DATED JUNE 6, 2007 FROM MARY LOUISE BENSON, OF RECORD IN INSTRUMENT NO. 20070607-0068234, DAVIDSON COUNTY REGISTER OF DEEDS.

This property is improved property known as 3522 Golf Street, Nashville, TN 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, her heirs, successors and assigns,

forever. Grantor covenants with Grantees that Grantor is lawfully seised 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 does further covenant and bind himself, his heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 14th day of September, 2017.

PHILIP JOHN WEBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 14th day of September, 2017 before me, a Notary Public in and for said County and State, personally appeared PHILIP JOHN WEBER, to me known to be the person described herein (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument for the purpose therein contained.

My Commission expires: 11/04/18

Brian Payne, Notary Public

