NEW OWNER:

Mary Jean Tomlin
Richard W. Tomlin
Michael L. Tomlin
8028 Pine Forest Drive
Nashville, TN 37221

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 17-0589 FR

Parcel 128-10-0-A-055.00

Space for Recorder's Stamp

Bill Garrett Davidson County
Batch# 8623 **DEEDWARR**
10/04/2017 03:46:04 PM 3 pgs
Fees: $18.00 Taxes: $1,454.10

20171004-0102031

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Three Hundred Ninety-Three Thousand and 00/100 Dollars** (**$393,000.00**) cash in hand paid, the receipt of which is hereby acknowledged, **KEVIN SULLIVAN AND PAT SULLIVAN, husband and wife** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **MARY JEAN TOMLIN, RICHARD TOMLIN AND MICHAEL LANGSTON TOMLIN, tenants in common** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Section Two Pine Forest of record in Plat Book 11700, Page (s) 3 through 6, inclusive, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kevin Sullivan and Pat Sullivan by Warranty deed from Jason E. Holt and Jennifer R. Holt of record in Instrument No. 20030826-0123542 Register's Office for Davidson County, Tennessee, dated August 20, 2003 and recorded on August 26, 2003.

Being improved property also known as 8028 Pine Forest Drive Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 22nd day of **September, 2017.**

KEVIN SULLIVAN

PAT SULLIVAN

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, KEVIN SULLIVAN AND PAT SULLIVAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 22nd day of **September, 2017.**

NOTARY PUBLIC

BRITTANY T. DUGAS
STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 9-8-2020

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The actual consideration or value, whichever is greater, for this transfer is $ 393,000.00 .

Danielle Imbaratto
AFFIANT

Sworn to and subscribed to before me this 22nd day of **September, 2017.**

NOTARY PUBLIC

My commission expires: 11/17/19

Kellie L Parsons
State of Tennessee
Notary Public
Rutherford County
My Commission Expires November 17, 2019