BOX 10-B

Bill Garrett Davidson County
Batch# 9464 **DEEDWARR**
10/06/2017 03:12:14 PM 2 pgs
Fees: $13.00 Taxes: $456.95

20171006-0103037

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$123,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF OCTOBER, 2017.

Notary Public

MY COMMISSION EXPIRES: **NOVEMBER 5, 2018**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSHUA C. WILSON	**SAME**	**064-04-0-033.00**
(NAME) **P. O. BOX 140371**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37214**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, RONALD LYNN BRUMLEY,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOSHUA C. WILSON,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND/OR 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. 1A, as shown on the map entitled Zone Lot Division, Lot 1, Lake Country, of record in Book 5200, page 493 and amended in Book 5800, page 298, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to MARTHA L. BRUMLEY, UNMARRIED, by deed from ADAM D. HATELA, MARRIED, of record in Instrument No. 20040913-0110100, dated September 9, 2004, said Register's Office. Being further conveyed to MARTHA L. BRUMLEY, RONALD LYNN BRUMLEY AND RICKY NEAL BRUMLEY, by Quitclaim of record in Instrument No. 20050120-0007405, dated December 15, 2004, said Register's Office. Being further conveyed to create right of survivorship to MARTHA L. BRUMLEY, 1/6 UNDIVIDED INTEREST, RICKY NEAL BRUMLEY, 1/6 UNDIVIDED INTEREST AND RONALD LYNN BRUMLEY, 2/3 UNDIVIDED INTEREST, by Quitclaim Deed of record in Instrument No. 20051103-0133020, dated November 2, 2005, said Register's Office. Being further conveyed to MARTHA L. BRUMLEY FOR HER LIFE, THEN UNTO RONALD LYNN BRUMLEY, IN FEE , by Quitclaim Deed of record in Instrument No. 20060721-0088034, dated July 11, 2006, said Register's Office. The said Martha L. Brumley having since died on or about January 15, 2016.

This conveyance is subject to matters shown on the Plan of record in Book 5200, page 493 and amended in Book 5800, page 298; Restrictive Covenants of record in Book 6095, page 656 and Book 6198, page 474; and any and all other easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(**X**) property, known as **4605 WOODVIEW CIRCLE, OLD HICKORY, TN 37138**
(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; 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 hand this 6th day of October, 2017.

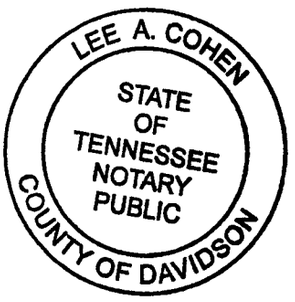
RONALD LYNN BRUMLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at office this 6th day of October, 2017.

My commission expires: **November 5, 2018**



Notary Public