Bill Garrett Davidson County
Batch# 32222 DEEDWARR
12/01/2017 09:56:39 AM 2 pgs
Fees: $13.00 Taxes: $55.50

20171201-0122650

RECORD AND RETURN TO:
VICTORY TITLE & ESCROW, LLC
695 PRESIDENT PL., STE. 203
SMYRNA, TN 37167
VT171100357

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 30th day of November, 2017

Notary Public

MY COMMISSION EXPIRES: 11/3/20

SANDRA L. HAGEWOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PL., STE. 203, SMYRNA, TN 37167

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L. Shane Whitehead 5137 Grand Oak Way Brentwood, TN 37027	SAME	118-11-0-007.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

The Robert and Evelyn Condra Foundation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

L. Shane Whitehead

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 a lot marked "reserved" on the Plan of Berry Hill Subdivision, as of record in Book 3300, Page 20, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at the Southwest corner of Thompson Lane and the L & N Railroad and extending North 86 degrees 0 minutes West along the Northern margin of Thompson Lane 224.2 feet to a point; thence North 45 degrees 35 minutes West 94.35 feet; thence North 44 degrees 26 minutes West 92.45 feet; thence North 37 degrees 6 minutes West 92.50 feet; thence South 56 degrees 28 minutes West 98 feet to the Easterly boundary of the L & N Railroad property; thence along the Easterly line of the railroad property 137.1 feet to the point of beginning.

BEING PART OF the same property conveyed to Robert M. Condra, by Warranty Deed from Berry Hill Development Company, Inc., dated 10/15/1963 and recorded 12/27/1963 in Book 3672, Page 281 in the Register's Office of Davidson County, Tennessee. The said Robert M. Condra and wife, Evelyn J. Condra having further conveyed a 50% undivided interest in subject property to Vernon M. Williams by Warranty Deed dated 5/25/1965 and recorded 5/27/1965 in Book 3895, Page 227, said Register's Office. The said Robert M. Condra and wife, Evelyn J. Condra having further conveyed their remaining 50% undivided interest to The Robert M. Condra Foundation by Warranty Deed dated 12/30/1975 and recorded 12/31/1975 in Book 4984, Page 233, said Register's Office. The said Robert M. Condra Foundation having been changed to the Robert and Evelyn Condra Foundation by Articles of Amendment to the Charter recorded 9/23/1994 in Book 9473, Page 41, said Register's Office. The said Vernon M. Williams, also known as Vernon M. Williams, Sr. having since died on August 18, 1991 and subject property having been further conveyed to V. Morris Williams, Jr. and Patricia W. Charron, as Co-Trustees of the Vernon M. Williams Martial Trust (a 68.96% interest of their 50% interest) by Executor's Deed from Edith A. Williams, V. Morris Williams, Jr. and Patricia W. Charron, Co-Executors of the Estate of Vernon M. Williams, Sr., deceased, dated 11/15/1994 and recorded 5/8/1996 in Book 10044, Page 962; and to V. Morris Williams, Jr. and Patricia W. Charron, as Co-Trustees of the Vernon M. Williams Family Trust (a 31.04% interest of their 50% interest) by Executor's Deed from Edith A. Williams, V. Morris Williams, Jr. and Patricia W. Charron, Co-Executors of the Estate of Vernon M. Williams, Sr., deceased, dated 11/15/1994 and recorded 5/8/1996 in Book 10044, Page 965, said Register's Office.

The said Vernon M. Williams Marital Trust having further conveyed their 68.96% interest of their 50% interest to The Robert M. and Evelyn J. Condra Foundation by Quitclaim Deed dated 1/2/1998 and recorded 2/2/1998 in Book 10776, Page 713; and the said Vernon M. Williams Family Trust having further conveyed their 31.04% interest of their 50% interest to The Robert M. and Evelyn J. Condra Foundation by Quitclaim Deed dated 1/2/1998 and recorded 2/2/1998 in Book 10776, Page 715, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

This is Unimproved (X) property known as **0 Thompson Lane, Nashville, TN 37204**
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 our hands this 30th day of November, 2017.

The Robert and Evelyn Condra Foundation

By: Douglas J. Brown, Secretary/Treasurer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Douglas J. Brown with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Secretary/Treasurer of The Robert and Evelyn Condra Foundation the within named bargainor, and corporation, and that he as such Secretary/Treasurer being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Douglas J. Brown as such Secretary/Treasurer

Witness my hand and official seal at office at Nashville, Tennessee on this the 30th day of November, 2017.

Commission Expires: 11/3/20

Sandra L. Hagwood
Notary Public

SANDRA L. HAGEWOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY