Bill Garrett Davidson County
Batch# 53552 DEEDWARR
01/31/2018 03:03:30 PM 2 pgs
Fees: $13.00 Taxes: $1,665.00
20180131-0009969

WARRANTY DEED

ANGELA R. WINDHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 04-11-2020

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$450,000.00.**

Affiant

Subscribed and sworn to before me, this the day of January, 2018.

Notary Public

My commission expires: 4-11-2020
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
HR Properties of Tennessee	Same as New Owner	Map 116-08-0 Parcel 163.00
4219 Hillsboro Pike Ste 330		
NASHVILLE, TN 37215		

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

William Taylor Bright, Sr.

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

HR Properties of Tennessee, a Tennessee general partnership

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. 2 on the Plan of Subdivision Plat of The Bright Property, of record in Instrument No. 20170125-0008083, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to William T. Bright and spouse, Judith Bright, by Deed dated December 16, 2005 from Louie L. Wilkinson and spouse, Juanita M. Wilkinson, of record in Instrument No. 20051221-0153177, Register's Office for Davidson County, Tennessee. The said parties having since divorced by Final Decree of Divorce of record in Docket No. 13D-939, Fourth Circuit Court for Davidson County, Tennessee. The said property was further conveyed to William Taylor Bright, Sr. by Quitclaim Deed dated October 14, 2014 from Judith La Gorce Bright, of record in Instrument No. 20141230-0118971, said Register's Office.

William T. Bright being one and the same person as William Taylor Bright, Sr.

Judith Bright being one and the same person as Judith La Gorce Bright.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record as shown in Instrument No. 20170125-0008083, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (2) Easement for Sanitary Sewer and/or Storm Drainage of record in Book 3648, Page 118, Register's Office for Davidson County, Tennessee. (3) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (____) Unimproved (__X__) property, known as **913 Cantrell Avenue, Nashville, Tennessee 37215**

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 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 hand(s) this 29th 30th day of **January, 2018.**

William Taylor Bright, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **William Taylor Bright, Sr.,** the within named seller, 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 Nashville, Tennessee, this 29th 30th day of **January, 2018.**

Notary Public

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 1/17/21

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson
Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum with whom I am personally acquainted and who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature
My Commission Expires 4-11-2020

ANGELA R. WINDHAM
STATE
TENNESSEE
NOTARY
PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 04-11-2020