BOX 10-B

Bill Garrett Davidson County
Batch# 124102 **DEEDWARR**
08/02/2018 12:45:03 PM 2 pgs
Fees: $13.00 Taxes: $658.60

20180802-0075895

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 **$178,000.00**

x Don Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF AUGUST, 2018. Lee A. Cohen
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
DON DAVIS ET UX	**SAME**	**028-00-0-142.00**
(NAME) **4477 GRAYS POINT ROAD**	(NAME)	
(ADDRESS) **JOELTON, TN 37080**	(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 GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, JEFFREY L. WILKERSON AND WIFE, SUE L. WILKERSON,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DON DAVIS AND WIFE, LINDA DAVIS,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND/OR ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 14th Civil District of Davidson County, Tennessee, and more particularly described according to a survey made by Raymond E. Binkley, Surveyor, on December 20, 1978, as follows:

Beginning at an iron pin in the Southern margin of Gray' s Point Road, the common front corner of the 4.00 acres, more or less, tract herein described and the lands of John Fairman as shown in said survey; thence South 2 degrees 30' West 435.00 feet to a point; thence North 87 degrees 30' West 104.0 feet to a point; thence South 2 degrees 30' West 766.00 feet to a point; thence North 29 degrees 30' East 159.0 feet to a point; thence North 17 degrees 00' East 200 feet to a point; thence North 20 degrees 00' East 241.0 feet to a point; thence North 27 degrees 00' East 200.0 feet to a point; thence North 4 degrees 25' West 396.8 feet to a point; thence North 4 degrees 05' West 100.0 feet to a point in the southern margin of Gray's Point Road; thence with the margin of said road, South 73 degrees 30' West 121.0 feet to the point of beginning, containing 4.0 acres, more or less.

Being the same property conveyed to JEFFREY L. WILKERSON AND SUE L. WILKERSON, HUSBAND AND WIFE, from DUYWANE ATNIP, MARRIED, by deed dated October 28, 2016 , of record in Instrument No. 20161101-0115438, said Register's Office.

This conveyance is subject to any and all easements, restrictions and conditions which may affect said of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **4477 GRAYS POINT ROAD, JOELTON, TN 37080**
(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 our hands this 2nd day of August, 2018.

JEFFREY L. WILKERSON

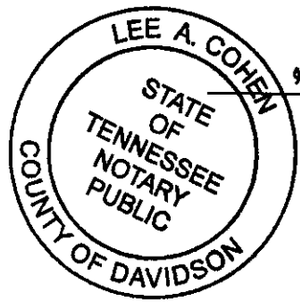
SUE L. WILKERSON

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 **Jeffrey L. Wilkerson and wife, Sue L. Wilkerson,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 2nd day of August, 2018.

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



Notary Public