Bill Garrett Davidson County
Batch# 124212 DEEDWARR
08/02/2018 03:37:30 PM 3 pgs
Fees: $18.00 Taxes: $3,145.00
20180802-0076051

PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
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104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey *Percy Wilkins, Jr. (1933-2017)*

W & I Ref: (DM) Title No.: 59794
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Randal C. Bury, Jr. Cynthia Catherine Connery Bury 4119 Dorman Drive Nashville, TN 37205	Bank of America, NA 101 South Tryon Street Charlotte, NC 28255

TAX MAP PARCEL NUMBERS: 131010C01000CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$850,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Allen P. Lee and Joni E. Lee, husband and wife**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Randal C. Bury, Jr. and Cynthia Catherine Connery Bury, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 4119 on the Plan of Second (2nd) Revision, Park Place as of record in Plat Book 4860, page 124, revised in Plat Book 5050, page 98, amended in Book 5056, page 872, Book 5088, page 360, Book 5151, page 206, Book 5302, page 667, Book 5316, page 227, Book 5482, page 252, Book 5614, page 859, Book 5722, page 772, Register's Office for Davidson County, Tennessee to which Plan reference is made for a more complete description.

Being the same property conveyed to Allen P. Lee and spouse, Joni E. Lee by Warranty Deed from Mary Patricia Fetsch, unmarried, dated June 10, 2013 and recorded on June 11, 2013 of record in Instrument No. 20130611-0059481

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2018, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 4860, page 124, revised in Plat Book 5050, page 98, amended in Book 5056, page 872, Book 5088, page 360, Book 5151, page 206, Book 5302, page 667, Book 5316, page 227, Book 5482, page 252, Book 5614, page 859, Book 5722, page 772, said Register's Office. The Declaration of Covenants, Conditions and Restrictions of record in Book 5041, page 433, Book 9729, page 54, Book 10491, page 211, and Resolutions of record in Book 7565, page 192, Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as 4119 Dorman Drive, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 2nd day of August, 2018.

Allen P. Lee **Joni E. Lee**

State of Tennessee

County of Davidson

On this 2nd day of August, 2018, before me the undersigned authority, personally appeared Allen P. Lee and Joni E. Lee, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary

My Commission Expires:

DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES OCTOBER 13, 2018

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $850,000.00.

Affiant

Sworn and subscribed before me this 2nd day of August, 2018.

Notary

My Commission Expires: 12/10/19

DAWN THOMPSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF ROBERTSON

True Copy Certification

I, John W. Bishop, 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.

J. W. Bishop
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Kimberly Beard a notary public for this county and state, John W Bishop who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Kimberly Beard
Notary's Signature

My Commission Expires: 10-7-19
Notary' Seal (if on paper)

KIMBERLY BEARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-7-2019