Record and Return To:
Limestone Title & Escrow, LLC
522 B Brandies Circle
Suite 1
Murfreesboro, TN 37128

THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN & BRACEY, PLC.
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Bill Garrett Davidson County
Batch# 124658 DEEDWARR
08/06/2018 08:38:09 AM 3 pgs
Fees: $18.00 Taxes: $740.00

20180806-0076651

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
Felician Dan Cuc 2801 Steamboat Drive Nashville, Tennessee 37214	Same	062-02-0A-058.00 CO

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledges, **GARY DEAN UNDERWOOD, and spouse, ANTHONY UNDERWOOD, BETTYE PAULETTE MARTIN, a single person, JEFFERY WENDELL UNDERWOOD, and spouse, KATHLEEN UNDERWOOD, and GARY DEAN UNDERWOOD, as Executor of the Estate of Betty Jean Peach,** have this day bargained and sold, and do hereby transfer and convey unto the said **FELICIAN DAN CUC, a single person,** the Grantee herein, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 54-A on the Plan of River Trace Estates, Phases 1, Section 1, of record in Plat Book 6250, pages 996-997, 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 BETTY J. PEACH, by deed from SHIRLEY J. MEYER AND HUSBAND, JERRY C. MEYER, of record as Instrument No. 20050606-0064452, dated June 3, 2005, said Register's Office. BETTY J. PEACH died testate on or about March 23, 2018. Pursuant to the terms of her will of record in Docket No. 18P695 in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, said property is to be administered as part of her probate estate.

The said ANTHONY UNDERWOOD, spouse of GARY DEAN UNDERWOOD, and the said KATHLEEN UNDERWOOD, spouse of JEFFERY WENDELL UNDERWOOD, joins in this conveyance to convey any marital interest they may have.

This is improved property located at 2801 Steamboat Drive, Davidson County, Nashville, Tennessee 37214.

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is **$200,000.00**
Subscribed and sworn to before me
this 31ST day of July, 2018.
My Commission Expires: 10-11-21

Affiant

Notary Public

JILL RODRIGUEZ
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 31st day of July, 2018.

GARY DEAN UNDERWOOD, EXECUTOR OF THE ESTATE OF BETTY JEAN PEACH

GARY DEAN UNDERWOOD

ANTHONY UNDERWOOD

BETTYE PAULETTE MARTIN

JEFFERY WENDELL UNDERWOOD

KATHLEEN UNDERWOOD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **GARY DEAN UNDERWOOD, ANTHONY UNDERWOOD, BETTYE PAULETTE MARTIN, JEFFERY WENDELL UNDERWOOD and KATHLEEN UNDERWOOD,** the within named 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 Goodlettsville, Tennessee this the 31st day of July, 2018.

NOTARY PUBLIC

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: 12/23/2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON_

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **GARY DEAN UNDERWOOD, EXECUTOR OF THE ESTATE OF BETTY JEAN PEACH,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Executor of the Estate of Betty Jean Peach, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 31st day of July, 2018.

NOTARY PUBLIC

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: 12/23/2020