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WARRANTY DEED

J. DYKE TATUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Bill Garrett Davidson County
Batch# 129625 **DEEDWARR**
08/16/2018 08:35:23 AM 2 pgs
Fees: $13.00 Taxes: $3,825.80

20180816-0081049

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,034,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August, 2018.

Notary Public

MY COMMISSION EXPIRES: 5/3/2021

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lindsay Hughes Wright and Steve Wright	Lindsay Hughes Wright and Steve Wright	11809002200
(NAME)	(NAME)	
1103 Clifton Lane	1103 Clifton Lane	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Patricia R. Gregory, Sandra Spitz and Regenia Barron Cate, Successor Co-Trustees of The Lawrence Lindsley Davis Revocable Living Trust dated 2/16/2018,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Lindsay Hughes Wright and Robert Steven Wright, wife and husband,** 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:

BEING part of Lot No 15 on the Map of O.F. Noel's Subdivision, called Noelton , not of record, and described according to a plan thereof made May 25, 1923, by W. S. Southgate, Surveyor, as follows:

BEGINNING at a point on the southerly margin of Clifton Lane, formerly 4th Street or Avenue, at what was formerly Lellyett's northwest corner, being 633.0 feet, more or less, east of the easterly margin of the Granny White Pike; thence with the southerly margin of said Lane easterly 120.0 feet to a point at the northwest corner of the lot conveyed to Dovie S. Leadbeater by deed from Robert Lee Harding and wife, of record in Book 1082, Page 188, in the Register's Office for said County; thence with Leadbeater's westerly line southerly 200.0 feet, more or less, to a point; thence with Leadbeater's westerly line southerly 200 .0 feet, more or less, to a point; thence westerly 120.5 feet, more or less, to the southeast comer of the Lellyett property; thence with the easterly line of the same northerly 193.0 feet, more or less, to the point of beginning.

Being the same property conveyed to Lawrence Davis, unmarried by deed dated October 31, 2007 from James J. Mrotek and Karen R. Mrotek, husband and wife of record in Instrument No. 20071106-0130847, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Mitchell A. Watts, Trustee from Lawrence Davis for the purposes of creating a joint tenancy with rights of survivorship, and then conveyed from Mitchell A. Watts, Trustee to Lawrence L. Davis and wife, Karen H. Davis, as joint tenants with rights of survivorship, by quitclaim deed of record in instrument No. 20110809-0061295, Register's Office for Davidson County, Tennessee. Karen H. Davis having since died on January 22, 2013 and the property vested in Lawrence L. Davis by rights of survivorship.

THEREAFTER, the said Lawrence L. Davis conveyed his interest in said property to Lawrence Lindsley Davis, Trustee of the Lawrence Lindsley Davis Revocable Living Trust, dated February 16, 2018 of record in Instrument No. 20180308-0022063, Register's Office for Davidson County, Tennessee. Lawrence Lindsley Davis died on April 11, 2018 and by the terms of the referenced Trust, Patricia R. Gregory, Sandra Spitz and Regenia Barron Cate were appointed as Successor Co-Trustees.

unimproved ☐

This is improved ☑ property, known as 1103 Clifton Lane, Nashville, TN 37204
(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, 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 hands this _____ day of **August, 2018.**

Successor Co-Trustees of The Lawrence Lindsley Davis Revocable Living Trust dated [redacted] 2/16/2018

By: Patricia R. Gregory
Patricia R. Gregory, Co-Trustee

By: Sandra Spitz, Co-Trustee
Sandra Spitz, Co-Trustee

By: Regenia Barron Cate, Co-Trustee
Regenia Barron Cate, Co-Trustee

State of Tennessee
County of Davidson

Personally appeared before me, a notary public in and for the state and county aforementioned, **Sandra Spitz** and **Regenia Barron Cate** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be the **Co-Trustees of The [redacted]* of Lawrence L. Davis** and that they as such **Co-Trustees** executed the foregoing instrument for purposes therein contained, by signing the name of the entity by themselves as **Co-Trustees.** *Revocable Living Trust

WITNESS my hand and seal this 15th day of August, 2018.

Notary Public I. Dyke Tatum
My Commission Expires: May 03, 2021

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of **Mississippi**
County of Tallahatchie

On this 9th day of **August, 2018**, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared before me **Patricia R. Gregory** the **Co-Trustee of The [redacted]* of Lawrence L. Davis,** with whom I am personally acquainted (or has proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and acknowledged that **she** executed the same as **her** free act and deed. *Revocable Living Trust

WITNESS my hand and seal this 9th day of **August, 2018.**

Notary Public

My Commission Expires: 2-4-19
File No.: 18-Wright

STATE OF MISSISSIPPI
REBECCA JEANETTE SMITH
ID No. 55001
Com. Exp. 02-04-2019
NOTARY PUBLIC
TALLAHATCHIE COUNTY