WARRANTY DEED

Karen Johnson Davidson County
Batch# 240710 DEEDWARR
06/10/2019 08:17:43 AM 3 pgs
Fees: $18.00 Taxes: $1,927.25

20190610-0054980

GEORGETTE R. KENNEDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $520,879.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 10 DAY OF June, 2019.

Georgette R Kennedy
Notary Public

MY COMMISSION EXPIRES: 03-08-21
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward A. Fargo	NEW OWNER	
(NAME)	(NAME)	
4806 B Kentucky Ave.,		091-07-4N-002.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **TIM M. WRIGHT, TRUSTEE OF THE WRIGHT RETIREMENT SERVICES, L.L.C. RETIREMENT SAVINGS PLAN, AS TO A 50% UNDIVIDED INTEREST AND MARK LARIMORE, TRUSTEE OF LARIMORE & LYONS, LLC CASH BALANCE PLAN TWO, AS TO A 50% UNDIVIDED INTEREST**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **EDWARD A. FARGO, UNMARRIED,** 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 Unit B of 4806 Kentucky Homes, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for 4806 Kentucky Homes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20180629-0063371, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of 4806 Kentucky Homes, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20180629-0063371, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being part of the same property conveyed by Warranty Deed from Eugene Nelson, unmarried to Tim M. Wright, Trustee of The Wright Retirement Services, L.L.C. Retirement Savings Plan, as to a 50% undivided interest and Mark Larimore, Trustee of Larimore & Lyons, LLC Cash Balance Plan Two, as to a 50% undivided interest as recorded on the 22nd day of March, 2018 in Instrument No. 20180322-0027286, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 4806 B Kentucky Ave., Nashville, TN 37209
(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 hand this 6th day of June, 2020

WRIGHT RETIREMENT SERVICES, L.L.C.
RETIREMENT SAVINGS PLAN

BY: Tim M. Wright

TIM M. WRIGHT, TRUSTEE

STATE OF North Carolina
COUNTY OF Macon

Personally appeared before me, the undersigned notary public, Tim M. Wright with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Trustee of WRIGHT RETIREMENT SERVICES,L.L.C. RETIREMENT SAVINGS PLAN, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand and official seal this 6th day of June, 2019.

Commission expires: Feb.09,2020

Barbara Welch
Notary Public

BARBARA WELCH
Notary Public
Macon Co., North Carolina
My Commission Expires Feb. 9, 2020

Witness my hand this 6 day of June, 2019

LARIMORE & LYONS, LLC CASH BALANCE PLAN TWO

BY: _____

MARK LARIMORE, TRUSTEE

STATE OF Alabama

COUNTY OF Montgomery

Personally appeared before me, the undersigned notary public, Mark Larimore with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Trustee of LARIMORE & LYONS, LLC CASH BALANCE PLAN TWO, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand and official seal this 6th day of June, 2019.

Commission expires: 1/24/20

RACHEL FARQUHAR NOTARY PUBLIC ALABAMA STATE AT LARGE

Rachel Farquhar

Notary Public