WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/27/09 14:28 3 pgs
Fees:18.00 Taxes:604.95
20091027-0099146

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 163,500.00

Elaine Prelpa
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of October, 2009.

Notary Public

MY COMMISSION EXPIRES: 9-18-2011
(AFFIX SEAL)

JONNA L. HALL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

THIS INSTRUMENT WAS PREPARED BY
Atomic Closing and Escrow Services, LLC, P.O. Box 60888, Nashville, TN 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John S. Lowe and wife, Cheryl K. Lowe	Regions Bank dba Regions Mortgage	083 08 0 181.00
(NAME) 919 Mitchell Road	(NAME) 2050 Parkway Office Circle	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Birmingham, AL 35244	
(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, Hugh M. Travis, Jr., unmarried HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John S. Lowe and wife, Cheryl K. Lowe, 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 Lot No. 182 on the Plan of Rosewood Heights Subdivision, Section Five, of record in Plat Book 2331, page 39, Register's Office for said County.

Said Lot No. 182 fronts 75 feet on the easterly side of Mitchell Road and runs back between lines 351.4 feet on the northerly line and 348.4 feet on the southerly line to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to Hugh M. Travis, Jr. and wife, Margaret A. Travis, by deed from Thomas Charlton Morton and wife, Nellie G. Morton, of record in Book 3931, page 517, dated August 25, 1965, said Register's Office. The said Margaret A. Travis having since died on June 6, 2009.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved x property, known as 919 Mitchell Road, Nashville, TN 37206
(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 our hands this 23rd day of October, 2009.

Hugh M. Travis, Jr. by Hugh M. Travis, Atty-in-fact
Hugh M. Travis, Jr. BY Philip T. Travis,
Attorney in Fact, pursuant to Power of Attorney of record in Inst. No. 20091015-0095541,
Register's Office for Davidson County, Tennessee.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Philip T. Travis, Attorney in Fact for Hugh M. Travis, Jr., 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 on behalf of Hugh M. Travis, Jr. by Philip T. Travis for the purposes therein contained pursuant to Power of Attorney executed by Hugh M. Travis, Jr..

Witness my hand and official seal this 23rd day of October, 2009.

Notary Public

Commission Expires: 01/07/2013

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:

Atomic Closing and Escrow Services, LLC
P.O. Box 60888, Nashville, TN 37206

I, Andrew B. Gibson, Jr., 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 to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Andrew B. Gibson, Jr. who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 09/18/2011

Notary's Seal

