WARRANTY DEED

CAROLINE CHAPPELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

File Number: 70817

BOX 30-B

PREPARED BY:
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD, TN 37027

RETURN TO:

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $211,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~30TH~~ 29th DAY OF SEPTEMBER, 2010.

Notary Public

MY COMMISSION EXPIRES: 8-23-11

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Pinnacle Title & Escrow, LLC, 2109 Buena Vista Pike, Nashville, TN 37218

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sheila C. Crenshaw	Sheila C. Crenshaw	058-10-1-B-003.00-CO
(NAME)	(NAME)	
3328 Brome Lane	3328 Brome Lane	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Nashville, TN 37218	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20100064051 DEEDWARR
Recvd: 10/08/10 12:24 2 pgs
Fees:13.00 Taxes:784.03
20101008-0081001

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, Celebration Homes LLC, a Limited Liability Company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sheila C. Crenshaw, a single woman., 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:

3328 Brome Lane, Nashville, TN 37218 **Map/Parcel 058-10-0-B-003.00-CO**

Land in Davidson County, Tennessee, Being Lot No. 8 on the Final Subdivision Plat of Phase One, Carrington Place, as of record in Instrument No. 20070320-0033562, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being portion of the property conveyed to Corey Craig, Lloyd H. Craig, and Randall B. Smith, by Special Warranty Deed, from Robert Jerry Harper, Stephen Carter Harper, Gloria Faye Harper Boyles, William Ronald Carrington, and Delores Elaine Carrington Bolling, dated March 27, 2006, of record in Instrument No. 20060331-0036890, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Celebration Homes, LLC, by Special Warranty Deed, from Corey Craig, Lloyd H. Craig, and Randall B. Smith, dated June 6, 2008, of record in Instrument No. 20080612-0060839, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ☐

This is improved ☒ property, known as 3328 Brome Lane, Nashville, TN 37218

(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 30th day of September, 2010.

Celebration Homes LLC

By: _____ V-P

Corey Craig, ITS: Vice-President

STATE OF TENNESSEE COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Celebration Homes, LLC, by Corey Craig, its Vice-President, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Celebration Homes, LLC, by Corey Craig, its Vice-President executed the within instrument for the purposes therein contained

Witness my hand and official seal at Nashville, Tennessee, this 28th day of September, 2010.

Commission expires:

2/26/11

KAYLA P. CRAIG NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

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Notary Public