THIS INSTRUMENT PREPARED BY:
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ATTORNEYS AT LAW
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Telephone (615) 790-2444
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STATE OF TENNESSEE
COUNTY OF Davidson
The actual value or consideration, whichever is greater, for this transfer is $327,900.00.

Affiant

Sworn to and subscribed before me this 17 day of October, 2012.

Notary Public

My Commission Expires: 8-8-13

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
Paul W. Bowman and Debra A. Bowman	4913 Manassas Circle	Owner	
4913 Manassas Circle			171-03-0A-075.00 CO
Brentwood, TN 37027	Brentwood, TN 37027		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Three Hundred Twenty Seven Thousand Nine Hundred and 00/100 ($327,900.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, I, **Shannon M. Meadows and husband, Gregory E. Meadows, as Joint Tenants with Right of Survivorship,** (Grantor), have bargained and sold and by these presents do hereby transfer and convey unto **Paul W. Bowman and wife, Debra A. Bowman,** (Grantees), their successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

> **Land in Davidson County, Tennessee, being Lot No. 147, on the Plan of Section Three, Fredericksburg, of record in Book 7900, Page 509, as amended in Book 7900. Page 691, Register's Office for said County, to which plan reference is hereby made for a more complete description.**
>
> **This property is improved property known as 4913 Manassas Circle, Brentwood, TN, 37027.**
>
> **Being the same property conveyed to Shannon M. Meadows and husband, Gregory E. Meadows, as Joint Tenants with Right of Survivorship, by Warranty Deed from Herschel B. Maxwell and wife, Evon B. Maxwell, dated November 30, 2007, of record in Instrument # 20071205-0141099, Register's Office for Davidson County, Tennessee.**

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors and assigns, forever.

And Grantor covenants with the said Grantees that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, subject to applicable building and zoning regulations, such state of facts as an accurate survey would disclose,

BILL GARRETT, Davidson County
Trans:T20120080279 DEEDWARR
Recvd: 10/23/12 09:41 2 pgs
Fees:13.00 Taxes:1213.23
20121023-0096881

and all existing highway, roadway, and utility easements which lie on the premises.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and defend the title to said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 18th day of October, 2012.

Shannon M. Meadows

Gregory E. Meadows

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Charles E. Morton IV, the undersigned, a Notary Public, in and for said State and County, **Shannon M. Meadows and husband, Gregory E. Meadows, as Joint Tenants with Right of Survivorship,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 18th day of October, 2012.

NOTARY PUBLIC

My Commission Expires: 2-24-2013

