BILL GARRETT, Davidson County
Trans:T20130093605 DEEDWARR
Recvd: 11/01/13 11:10 2 pgs
Fees:13.00 Taxes:1361.60
20131101-0113551

(1)

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, TN 37215

CRT File No. 13100020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $368,000.00

Affiant

Subscribed and sworn to before me, this 30th day of October, 2013.

Notary Public
My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Thomas W. Stowell and Jessica L. Stowell 2056 Timberwood Dr Nashville TN 37215	New Owner	Tax Parcel ID No. 144-00-0-020.02

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **W. Scott Parrish and wife, Linda D. Parrish** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Thomas W. Stowell and Jessica L. Stowell, Husband and Wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 14-B, FOREST HILLS COMMUNITY, as shown on plat of record in Plat Book 3600, Page 81, amended in Book 3830, Page 581 and Book 3991, Page 156, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to W. Scott Parrish and wife, Linda D. Parrish by Deed from Thomas H. Ware and wife, Judy F. Ware, recorded on the 31st day of March, 2000 in Instrument No. 200003310032443, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2013 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of FOREST HILLS COMMUNITY, as recorded in Plat Book 3600, Page(s) 81, amended in Book 3830, Page 581 and Book 3991, Page 156.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 2056 Timberwood Dr Nashville TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant

and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of October, 2013.

W. Scott Parrish

Linda D. Parrish

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, W. Scott Parrish and Linda D. Parrish, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of October, 2013.

Notary Public

My Commission Expires: _____