File 25634-8

Box 14

Return to: John T. Cook, P.C.
2927 Berry Hill Drive
Nashville, TN 37204

BILL GARRETT, Davidson County
Trans:T20140000138 DEEDWARR
Recvd: 01/02/14 10:24 2 pgs
Fees:13.00 Taxes:279.20
20140102-0000186

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $75,460.00

Affiant

Subscribed and sworn to before me, this 31st day of December, 2013.

Notary Public

My commission expires: 9-19-[illegible]

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
505 E MAIN STREET SUITE B
HENDERSONVILLE, TN 37075

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
THE REHAB DOCTORS, LLC	New Owner	07112014100
337 HADDON COURT		
FRANKLIN, TN 37067		

FOR AND IN 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 ACKNOWLEDGE, WE,

ROSLYN ELAINE DAVIS, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

THE REHAB DOCTORS, LLC

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. 20 on the Map of Victory Heights Subdivision, as of record in Book 1130, page 97, Register's Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 60 feet on the north side of Chickasaw Avenue and runs back between lines 150 feet to a dead line.

BEING THE SAME PROPERTY CONVEYED TO ROSLYN ELAINE DAVIS BY WARRANTY DEED FROM CLIFFORD H. CROSSLAND, JR. AND WIFE, GENEVA L. CROSSLAND, DATED 09/12/1996 AND RECORDED ON 09/17/1996 IN BOOK 10193, PAGE 118, SAID REGISTER'S OFFICE FOR SAID COUNTY. THOMAS W. DAVIS JOINS IN THIS CONVEYANCE TO TRANSFER ANY AND ALL MARITAL INTEREST HE MAY HAVE IN THE PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record in Book 1130, page 97, said Register's Office, including and all revisions, corrections and/or amendments thereto of record.

This is improved (_X_) unimproved (_____) property known as 901 CHICKASAW AVE, NASHVILLE, TN 37207.

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 in 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/our hand(s) this 31st day of December, 2013.

ROSLYN ELAINE DAVIS

THOMAS W. DAVIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, ROSLYN ELAINE DAVIS AND THOMAS W. DAVIS, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of December, 2013.

Notary Public

My Commission Expires: 7-24-17

