THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20140025622 DEEDWARR
Recvd: 04/16/14 10:08 2 pgs
Fees:13.00 Taxes:1295.00
20140416-0031682

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 350,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF APRIL, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/18/2016

(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carrie Rohling	Churchill Mortgage Corporation	MAP 103-08
4029 Aberdeen Road	761 Old Hickory Blvd. #400	PARCEL 222.00
Nashville, TN 37205	Brentwood, TN 37027	
(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, **Ray E. Pruett and wife, Diane M. Pruett, a one-half undivided interest, and Deborah S. Owens, a one-half undivided interest, joined by her spouse, James E, Owens**

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

Land in Davidson County, Tennessee, being Lot No. 28 of Block G on the Plan of Cherokee Park, Second Section, of record in Plat Book 547, Pages 175 and 176, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Ray E. Pruett and wife, Diane M. Pruett, a one-half undivided interest, and James E. Owens and wife, Linda A. Owens, a one-half undivided interest by Installment Deed from Sam A. Friedman and wife, Rose F. Friedman, of record in Book 6397, Page 232, Register's Office for Davidson County, Tennessee, dated October 1, 1984 and recorded October 5, 1984. The said Linda A. Owens conveyed her interest in the subject property to James E. Owens by Quitclaim Deed of record in Instrument No. 20080909-0092306, Registers's Office for Davidson County, Tennessee, dated August 29, 2008 and recorded September 9, 2008. The said James E. Owens having since conveyed his interest in the subject property to Deborah S. Owens by Quitclaim Deed of record at Instrument No. 20120808-0070655, Register's Office for Davidson County, Tennessee, dated August 06, 2012 and recorded on August 08, 2012 . James E. Owens, spouse of Deborah S. Owens, joins in this conveyance.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (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 governmental and zoning regulations.

This is IMPROVED property known as **4029 Aberdeen Road, Nashville, TN 37205.**

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 the 11th day of April, 2014.

Ray E. Pruett

Diane M. Pruett

Deborah S. Owens by James A. Waechter, Attorney-in-Fact

James E. Owens by James A. Waechter, Attorney-in-Fact

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 **Ray E. Pruett and Diane M. Pruett** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 11th day of April, 2014.

My Commission expires 11-16-2015

WANDA C. HIETT STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

Notary Public

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 **James A. Waechter** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of **Deborah S. Owens and James E. Owens**, as their Attorney in Fact, as the free act and deed of the within named **Deborah S. Owens and James E. Owens**.

Witness my hand and official seal this the 11th day of April, 2014.

My Commission expires 11-16-2015

WANDA C. HIETT STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

Notary Public