RETURN TO:
stewart title®
13026 Lebanon Road
Suite 100
Mt. Juliet, TN 37122

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20140026687 DEEDWARR
Recvd: 04/21/14 12:50 2 pgs
Fees:13.00 Taxes:592.00
20140421-0032907

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 53300
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jason Bockman **510 Ridgeview Drive** **Mt. Juliet, TN 37122**	**Jason Bockman** **510 Ridgeview Drive** **Mt. Juliet, TN 37122**

TAX MAP-PARCEL NUMBERS: 10501020600

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $160,000.00, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Brienna Em Gunn, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jason Bockman*** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

*, married

Land in Davidson County, Tennessee, being the easterly 50 feet of Lot No. 50 on the Plan of the subdivision of certain lots in the Boyd Ament Tract, of record in Book 21, page 83, Register's Office for said County.

Said part of Lot No. 50 fronts 50 feet on the southerly side of Tremont, formerly Alabama or Hancock Street, and runs back between parallel lines 168 feet to an alley.

Being the same property conveyed to Jake D. Gunn by Warranty Deed from Emma M. Gunn, a widow, Virginia Gunn and Leonard Gunn, both single persons, dated March 19, 1979, recorded on March 20, 1979, of record in Book 5407, page 932, Register's Office for Davidson County, Tennessee. The said Jake D. Gunn has since died. By Affidavit of Heirship of record in Instrument No. 20131104-0114264, said Register's Office. Brienna Em Gunn was established as the heir at law of Jake D. Gunn, III. Jake D. Gunn and Jake D. Gunn, III having been one and the same person.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2014, and subsequent years; All Matters shown on The Plan, with Owner's Certificate, of record in Plat Book 21 Page 83, said Register's Office.

This is improved property, known as: 1215 Tremont Street, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 9 day of APRIL, 2014.

Brienna Em Gunn

State of North Carolina
County of GUILFORD

On this 9 day of APRIL, 2014, before me the undersigned authority, personally appeared Brienna Em Gunn, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: April 22 2017

Notary

KEVIN DICKERSON
Notary Public
Guilford County
North Carolina
My Commission Expires Apr 22, 2017

State of TENNESSEE
County of WILSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $160,000.00

Affiant

Sworn and subscribed before me this the 11th day of April, 2014

My Commission Expires: 5/3/2016

Notary Public

KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
COMMISSION EXPIRES 5-3-2016