File Bx 8

BILL GARRETT, Davidson County
Trans:T20140035169 DEEDWARR
Recvd: 05/20/14 14:16 2 pgs
Fees:13.00 Taxes:203.50
20140520-0043427

DIANE K. MANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 01-24-2017

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda Gaddes	New Owner	142030A34100CO
(NAME)	(NAME)	
341 Deer Lake Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	,	
(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,

CHARLES BROWN, EXECUTOR OF THE ESTATE OF TOMMIE OZELL BRADLEY,

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

LINDA GADDES, UNMARRIED

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:

Unit No. 341 in Deer Lake Retirement Community, a horizontal property regime, as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, Pages 62 and 63 and in Book 5242, Page 572, Register's Office for Davidson County, Tennessee and described in Master Deed recorded in Book 5097, Pages 529 though 539 and in Bylaws of Deer Lake Retirement Association, Inc., of record in Book 7556, Page 354 in the Register's Office of Davidson County, Tennessee to which reference is hereby made.

Being the same property conveyed to Tommie Bradley, unmarried, by Deed from Deer Lake Retirement Association, Inc., a Tennessee nonprofit corporation dated April 7, 1995 of record in Book 9642, Page 568, in the Register's Office for Davidson County, Tennessee. The said Tommie Bradley is one in the same as Tommie Ozell Bradley. Tommie Ozell Bradley having since died appointing Charles Brown as her Executor of record in Probate Docket No. 12P1894 in Davidson County, Tennessee.

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.

unimproved ☐

This is improved ☒ property, known as 341 Deer Lake Drive, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 16th day of May, 2014.

The Estate of Tommie Ozell Bradley

By: _____

Charles Brown, Executor

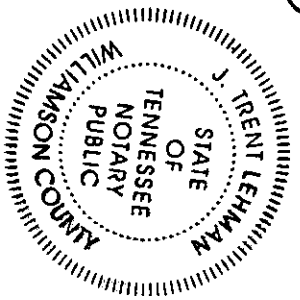
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **CHARLES BROWN** with whom I am personally acquainted, and who upon oath acknowledged him/herself to be the **EXECUTOR OF THE ESTATE OF TOMMIE OZELL BRADLEY**, and being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of **THE ESTATE OF TOMMIE OZELL BRADLEY** by him/herself as **EXECUTOR**.

Witness my hand and official seal at on this 16th day of May, 2014

Commission expires: November 13, 2017



Notary Public