BILL GARRETT, Davidson County
Trans:T20140036210 DEEDWARR
Recvd: 05/23/14 09:48 2 pgs
Fees:13.00 Taxes:268.25
20140523-0044559

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $72,500.00.

Affiant

Subscribed and sworn to before me, this the 6th day of May, 2014.

Notary Public

My commission expires: SEP 20 2016
(AFFIX SEAL)

KRISTEN M. TRANT
Notary Public At Large
SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Crystal L. Westerfield	NEW OWNER	149-08-0-204.00
601 Alison Ct.		
Nashville, TN 37217		

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 ACKNOWLEDGED, I, **Linda Lee Kenney, Trustee of the George Harbaugh Coffman Revocable Living Trust U/A/D/ April 14, 2014, with full power to sell, transfer or convey without the joinder of any beneficiary**

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

Crystal L. Westerfield, an unmarried 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. 33A on the Plan of Edge-O-Lake, Section 21, Zone Lot Division Lot Nos. 10-16 & 18-43, as of record in Plat Book 6250, Page 111, as corrected by Surveyor's Certificate of Correction of record in Book 7351, page 611, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to GEORGE H. COFFMAN, by deed from SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C., of record in Book 7082, page 965, dated December 22, 1986, said Register's Office. Then being further conveyed to LINDA LEE KENNEY, TRUSTEE OF THE GEORGE HARBAUGH COFFMAN REVOCABLE LIVING TRUST, U/A/D APRIL 14, 2014, WITH FULL POWER TO SELL, TRANSFER, OR CONVEY WITHOUT THE JOINDER OF ANY BENEFICIARY by quitclaim deed of record in Instrument No. 20140417-0032210, dated April 14, 2014, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved property known as **601Alison Ct., Nashville, TN 37217**.

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is 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 Grantee, his 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 6th day of May, 2014.

Linda Lee Kenney, Trustee

Linda Lee Kenney, Trustee of the George Harbaugh Coffman Revocable Living Trust

STATE OF WASHINGTON)
COUNTY OF King)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Linda Lee Kenney,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon her oath acknowledged herself to be the **Trustee of the George Harbaugh Coffman Revocable Living Trust**, the within bargainor, and that she as such Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the same by **Linda Lee Kenney, Trustee of the George Harbaugh Coffman Revocable Living Trust.**

Witness my hand and official seal, at office at Bellevue, Washington, on this 7 day of May, 2014.

Notary Public

My Commission Expires: 4/10/16

SCOTT H LINDSTRAND NOTARY PUBLIC STATE OF WASHINGTON

Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066