BILL GARRETT, Davidson County
Trans:T20140038739 DEEDWARRSP
Recvd: 06/03/14 11:51 2 pgs
Fees:13.00 Taxes:273.80

20140603-0047822

BARBARA T. HODGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires October 2, 2017
(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $74,000.00.

Affiant

Subscribed and sworn to before me, this 29th day of May, 2014.

Notary Public

My commission expires: 10/2/17

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

SPECIAL WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Shelia Anglin	New Owner	Map\Parcel: 050100C 31000CO
3328 A Moorewood Drive	3212 Crislynndale Dr.	
Nashville, TN 37207	Nashville, TN 37207	

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,

Renasant Bank

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

Shelia Anglin, 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. 42 on the Plan of Cluster Lot Subdivision Chesapeake Homes Section Six, Phase Two, of record in Plat at Instrument No. 20020626-0077004, 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 Joelena C. Campbell by Deed from Fifteenth Avenue Baptist Community Development Corporation of record at Instrument No. 20041217-0150037, Register's Office for Davidson County, Tennessee, dated December 15, 2004 and recorded on December 17, 2004.

And being the same property conveyed to Renasant Bank by deed from Heather D. Wood, Substitute Trustee of record in Instrument No. 20131217-0127401 Register's Office for Davidson County, Tennessee, dated December 13, 2013 and recorded on December 17, 2013. (Value of consideration shown in aforementioned deed $65,000.00.)

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved (X) unimproved ( ) property known as 3328 A Moorewood Drive Nashville, TN 37207.

TO HAVE AND TO HOLD, the said tract or parcel of land, with the appurtenances, estate, title and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, in fee simple forever.

Grantor further covenants that the Grantor is seized and possessed of the said real estate and has the right to convey it and binds itself and its successors to warrant and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantor but not further or otherwise.

Witness my/our hand(s) this 29th day of May, 2014.

Renasant Bank

By: _____
Steve Moody, Sr. Vice President

By: _____
Jim Ramage

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Steve Moody**, with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 29 day of May, 2014.

_____
Notary Public

My Commission Expires: 6/3/15

HOLCOMB BURKE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Jim Ramage**, with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 29 day of May, 2014.

_____
Notary Public

My Commission Expires: 6/3/15

HOLCOMB BURKE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

File #: **140255**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 ISABELLA LANE, SUITE 105
BRENTWOOD, TN 37027