File Box 8

BILL GARRETT, Davidson County
Trans: T20140040425 DEEDWARR
Recvd: 06/09/14 13:20 2 pgs
Fees: 13.00 Taxes: 662.30
20140609-0049943

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $179,000.00

Affiant

WARRANTY DEED

Subscribed and sworn to before me, this 6TH DAY OF JUNE, 2014.

Notary Public

MY COMMISSION EXPIRES: 3/7/

(AFFIX SEAL)

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David A. Howe, Jr.	First Community Mortgage, Inc. (NAME)	08308003300
924 Dalebrook Lane (ADDRESS)	275 Robert Rose Drive (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Anthony Camden Suggs and Mike Suggs, as tenants in common with right of survivorship, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David A. Howe, Jr., hereinafter called the Grantees, their heirs and assigns, that 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. 37, ON THE PLAN OF ROSEBANK MEADOWS, PHASE TWO, OF RECORD IN BOOK 9700, PAGE 532, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ANTHONY CAMDEN SUGGS AND MIKE SUGGS, TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP BY DEED FROM RAGAN HALL AND WIFE, DOLORES HALL OF RECORD IN INSTRUMENT NO. 20130530-0054213, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 924 Dalebrook Lane, Nashville, TN 37206
(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 my/our hand(s) this 6th day of June, 2014.

WARRANTY DEED
(Continued)

Anthony Camden Suggs

Mike Suggs

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Anthony Camden Suggs and Mike Suggs, as tenants in common with right of survivorship, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6th day of June, 2014.

Notary Public

My Commission Expires: 11-3-15

(SEAL)

RETURN TO:
Wilkins & Ivey, Attys.
Woodmont Centre, Ste. 100, 104 Woodmont Blvd.,
Nashville, TN 37205