BILL GARRETT, Davidson County
Trans:T20140044990 DEEDWARR
Recvd: 06/25/14 10:09 2 pgs
Fees:13.00 Taxes:1665.00
20140625-0055436

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

File #14-1176

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James R. Henry, widower**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Roslyn N. McLean, a single person**, 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:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Redbud, as of record in Plat Book 4675, page 137, amended in Book 4910, page 872, Book 4937, page 346, Book 4953, page 846, and Book 5003, page 925, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to James R. Henry and wife, Doris B. Henry, by deed from Marie B. Shelton, unmarried, dated January 12, 1996, of record in Book 9917, page 809, Register's Office for Davidson County, Tennessee. Doris B. Henry is now deceased.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 7 Redbud Drive, Nashville, TN, 37215.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 20th day of June, 2014.

James R. Henry

State of Tennessee)
County of Davidson)

On this 20th day of June, 2014, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named James R. Henry, the bargainor(s), 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.

Notary Public

My Commission Expires: 5-8-17

KENNETH M. BALLEW STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 450,000.00.

X James R Henry
Affiant

Sworn and subscribed before me on this the 20th day of June, 2014.

Notary Public

My Commission Expires: 5-8-17

KENNETH M. BALLEW STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

NEW OWNER:
Roslyn N. McLean
7 Redbud Drive
Nashville, TN 37215

RESPONSIBLE FOR TAX PAYMENT:
New Owner

TAX MAP-PARCEL #:
131-1-B-127.00