BILL GARRETT, Davidson County
Trans:T20140047201 DEEDWARR
Recvd: 07/02/14 11:47 4 pgs
Fees:23.00 Taxes:1480.00
20140702-0058233

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
M14-1044

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Florence Stumb Davis 929 Tyne Boulevard Nashville, TN 37220	New Owner	146-01-0-034.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $400,000.00

H. A. Davis

Affiant

Subscribed and sworn to before me, this the 27th day of June, 2014.

C.M. Corriveau

Notary Public

C.M. CORRIVEAU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

My Commission Expires: _____
(Affix Seal)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged **Harrison Shull Davis and wife, Robbie B. Davis, as to a fee simple interest, and Adelaide Shull Davis, a widow, as to a life estate interest, ("Grantor"),** has this day bargained and sold, and does hereby bargain, sell, transfer and convey unto **Florence Stumb Davis ("Grantee"),** and Grantee's successors and assigns all of Grantor's interest in a certain tract of land located in **Davidson** County, **Tennessee**, to wit:

Land in Davidson County, Tennessee, Being Lot No. 2 on the Final Plat of Bridle Path Estates Resubdivision of Part of Lots 3 & 5 of Block "B", of record in Plat Instrument No. 20100722-0057562, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Harrison Shull Davis, by Quit Claim Deed from William Lipscomb Davis, Jr., dated November 14, 2011, of record in Instrument No. 20111116-0089353, Register's Office for Davidson County, Tennessee. The said Adelaide S. Davis retained a life estate pursuant to the Codicil to the Last Will and Testament of W. Lipscomb Davis which was admitted to the Probate Court for Davidson County, Tennessee as Docket No. 65636.

This is improved property located at: **933 Tyne Boulevard, Nashville, TN 37220**

The said Robbie B. Davis joins in this conveyance for the express purpose of relinquishing all her right, title and interest to said property, marital or otherwise.

This conveyance is made subject to (1) Property taxes for the year 2014, a lien not yet due and payable. (2) all applicable zoning ordinances (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (5) building restrictions, and (6) other matters of public record.

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 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 GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[THE REMAINDER OF THIS PAGE WAS INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of June, 2014.

GRANTORS

Harrison Shull Davis

Robbie B. Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Harrison Shull Davis and Robbie B. Davis** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as their free Act and Deed.

Witness my hand and official seal on this the 27th day of June, 2014.

Notary Public
My Commission Expires: _____

C.M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

GRANTOR

Adelaide S. Davis

Adelaide S. Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Adelaide S. Davis** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained as her free Act and Deed.

Witness my hand and official seal on this the 27th day of June, 2014.



Notary Public
My Commission Expires: 12/21/2015