BILL GARRETT, Davidson County
Trans:T20140047493 DEEDWARR
Recvd: 07/03/14 08:50 2 pgs
Fees:13.00 Taxes:714.10

20140703-0058597

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $193,000.00

Affiant

Subscribed and sworn to before me, this 30TH DAY OF JUNE, 2014.

Notary Public

MY COMMISSION EXPIRES: 7-22-14

(AFFIX SEAL)

AMY FREDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

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
Brian Holaway and Kristina Holaway, husband and wife	Churchill Mortgage Corporation (NAME)	06104006900
4811 Tanglewood Drive (ADDRESS)	761 Old Hickory Blvd., Ste. 400 (ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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 Eleanor Keith Lowery, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Brian Holaway and Kristina Holaway, husband and wife, 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. 4 OF BLOCK "B' ON THE MAP OF HAYESBORO DEVELOPMENT COMPANY'S HAYESBORO SUBDIVISION, AS OF RECORD IN BOOK 1130, PAGE 47, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 4 FRONTS 90 FEET ON THE WESTERLY SIDE OF TANGLEWOOD DRIVE AND RUNS BACK 197.9 FEET ON THE NORTHERLY LINE AND 203.4 FEET ON THE SOUTHERLY LINE TO A DEAD LINE, MEASURING 90 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO ELEANOR KEITH LOWERY BY DEED FROM JAMES R. BARBER, A SINGLE PERSON OF RECORD IN INSTRUMENT NO. 20050809-0093807, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

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

unimproved ( )
This is improved (X) property, known as 4811 Tanglewood Drive, Nashville, TN 37216
(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 30th day of June, 2014.

WARRANTY DEED
(Continued)

Eleanor Keith Lowery

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Eleanor Keith Lowery, unmarried, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th day of June, 2014.

Notary Public

My Commission Expires: 11-3-15



(SEAL)

RETURN TO:
Escrow Services
12 Cadillac Drive, Ste. 450
Brentwood, TN 37027