File 26091-8 return to: John T. Cook, P.C. Box 14
2927 Berry Hill Dr
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $220,000.00.

Kathy Goodson
Affiant

Subscribed and sworn to before me, this 11th day of July, 2014.

Anna Mosley
Notary Public

My commission expires: 5-8-18

ANNA MOSLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-08-2018
(Notary Stamp)

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

BILL GARRETT, Davidson County
Trans:T20140052062 DEEDWARR
Recvd: 07/18/14 14:27 2 pgs
Fees:13.00 Taxes:814.00
20140718-0064080

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Wells Adams	New Owner	Map\Parcel: 072-12-0-025.00
1718A Hanover		
Nashville, TN 37216		

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,

Grant England and Ashley England, Husband and wife

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

Wells Adams

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. 82 on the Plan of The Waters Place of record in Plat Book 332, Page 136 thru 137, 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 Grant England and Ashley England, husband and wife by deed from Katherine M. Oshel of record in Instrument No. 20120904-0079447 Register's Office for Davidson County, Tennessee, dated August 7, 2012 and recorded on September 4, 2012.

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

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.

Taxes for the year 2014 a lien, not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 332, Page 136 thru 137, Register's Office for Davidson County, Tennessee.

This is improved property known as 1718A Hanover Nashville, TN 37216.

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 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 14 day of July, 2014.

Grant England by Keith H. Solomon his attorney in fact

Grant England by Keith H. Solomon
His Attorney-in-Fact

Ashley England by Keith H. Solomon her attorney-in-fact

Ashley England by Keith H. Solomon
Her Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary Public personally appeared Keith H. Solomon, who is known to me or proved to me on the basis of satisfactory evidence, and who executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is the Attorney-in-Fact for Grant and Ashley England and being authorized to do so, did execute this instrument on his behalf by virtue of power of attorney being recorded at Instrument No. 20140718-0064079 in Register's Office for Davidson County.

WITNESS MY HAND AND OFFICIAL SEAL, at office, this 11 day of July, 2014.

Teresa Hollingsworth
Notary Public

My Commission Expires: Jan 9, 2016