This Instrument Prepared by:
BARBARA J. MOSS
Elder Law of Nashville PLC
4525 Harding Pike, Suite 200
Nashville, TN 37205

From information furnished by the parties

BILL GARRETT, Davidson County
Trans:T20140059807 DEEDWARR
Recvd: 08/14/14 12:15 3 pgs
Fees:18.00 Taxes:364.45
20140814-0073516

The actual consideration or value whichever is greater for this transfer is $ 98,500.00.

Steven R. Crowe
AFFIANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 6th day of August, 2014.

Barbara J. Moss
NOTARY PUBLIC

My Commission Expires:
7/2/18

BARBARA J. MOSS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 2, 2018

ADDRESS NEW OWNER(S):
Steven R. Crowe et al
232 54th Avenue, North
Nashville, TN 37209

SEND TAX BILLS TO:
Same

MAP & PARCEL NO.
01-15-90
Field Book No
25W-9950

Warranty Deed

Grantors: Steven R. Crowe and Phyllis S. Crowe, joint tenants with rights of survivorship
Grantee: Willie Mai Crowe

That for the consideration hereafter expressed, Grantors have bargained and sold and do hereby bargain, sell, convey and confirm a partial interest unto Grantee, in a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being part of Block No. 14 on the Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for said County.

Being the same property conveyed to Steven R. Crowe and wife, Phyllis S. Crowe, by deed from Judy W. McConnell Cox and husband, Thomas E. Cox, of record in Instrument No. 00005041 0000957, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 232 54th Ave., North, Nashville, TN 37209.

The purpose of this warranty deed is for the grantee, Willie Mai Crowe, to have a $98,500.00 partial interest in said property. Steven R. Crowe, Phyllis S. Crowe and Willie Mae Crowe to own the property as joint tenants with right of survivorship.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, Grantee's heirs, successors , and assigns, in fee simple forever.

Grantors do hereby covenant with the Grantee that Grantors are lawfully seized and possessed of this land in fee simple, have a good right to convey it, and that the same is unencumbered except for:

Encumbrance (Deed of Trust) of record in Instrument No. 20130422-0039962, Register's Office for Davidson County, Tennessee.

Grantors do further covenant and bind Grantors, their successors and assigns, to warrant and forever defend the title to this land to the Grantee, Grantee's heirs, successors, and assigns, against lawful claims of all persons whomsoever claiming by, through or under Grantors, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject.

Signed on August 6, 2014

Steven R. Crowe, Grantor

Phyllis S. Crowe, Grantor

State of Tennessee
County of Davidson

On August 6, 2014, personally appeared before me Steven R. Crowe, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged that he executed it as his free act and deed.

Notary Public

My commission expires: 7/2/18

BARBARA J. MOSS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 2, 2018

State of Tennessee
County of Davidson

On August 6, 2014, personally appeared before me Phyllis S.. Crowe, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged that she executed it as her free act and deed.

Notary Public

My commission expires: 7/2/18

BARBARA J. MOSS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 2, 2018