BILL GARRETT, Davidson County
Trans:T20140062935 DEEDWARR
Recvd: 08/25/14 14:32 2 pgs
Fees:13.00 Taxes:277.50
20140825-0077439

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $75,000.00.

Affiant

Subscribed and sworn to before me, this the 22nd day of August, 2014.

Notary Public

My commission expires: 7-2-2018

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Shinisha Freeman Carlos Freeman	Renasant Bank	
3842 Crouch Dr.	2001 Park Place North Ste 650	05914015000
Nashville, TN 37207	Birmingham, AL 35203	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **JOSEPH LEE PERRY, UNMARRIED AND WILLIE PERRY, MARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHINISHA FREEMAN AND CARLOS FREEMAN, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 192 on the Plan of Resubdivision of Lot 192 on the Plan of Haynes Manor Section 1 Book 3600, Page 85 R.O.D.C and Lot 1 on the Plan of Royal Garden Estates Section 1 Book 3700, Page 29 R.O.D.C., of record in Plat Book 4060, Page 113, 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 Douglas Harris and wife, Hattie Sue Harris by deed from Douglas Harris and wife, Hattie Sue Harris of record in Book 4072, page 549, Register's Office for Davidson County, Tennessee, dated October 25, 1966 and recorded on October 27, 1966.

Douglas Harris and Hattie Sue Harris having since died.

Being the same property conveyed to Joseph Lee Perry unmarried, and Willie Perry, married by deed from Mitzi Allen, Administratrix of the Estate of Hattie Sue Harris of record in Instrument No. 20140310-0019969 Register's Office for Davidson County, Tennessee, dated March 7, 2014 and recorded on March 10, 2014.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 3842 Crouch Dr., Nashville, TN 37207.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 22nd day of August, 2014.

Joseph Lee Perry

Joseph Lee Perry

Willie Perry

Willie Perry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Joseph Lee Perry and Willie Perry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 22nd day of August, 2014.

J. Brandon Miller

Notary Public

My Commission Expires: 7-2-2018

J. BRANDON MILLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 2, 2018

Ester L. Perry

Ester L. Perry

Ester L. Perry, spouse of Willie Perry, joins in the execution of this instrument for the purpose of consenting to the transaction and waiving any right, claim or interest of every kind, character and description he might have in said property, or may hereafter acquire, including but not limited to homestead, equity of redemption, any interest in the real property as all or part of an elective share of a surviving spouse, and any marital claim, interest or right that might be provided to a spouse by the laws of the State of Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Ester L. Perry ~~and Willie Perry~~, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

SBM

Witness my hand and seal this 22nd day of August, 2014.

J. Brandon Miller

Notary Public

My Commission Expires: 7-2-2018

J. BRANDON MILLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 2, 2018