(1)

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

BILL GARRETT, Davidson County
Trans:T20140065912 DEEDWARR
Recvd: 09/04/14 14:15 2 pgs
Fees:13.00 Taxes:888.00
20140904-0081100

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***240,000.00.

Anna L Letcher
Affiant

Subscribed and sworn to before me this 28 day of August, 2014.

Mitchell A Watts
Notary Public

My Commission Expires: 8.21.17

ADDRESS OF NEW OWNER

Cary Sean Glenny
801 Eades Court
Nashville, Tennessee 37221

SEND TAX BILLS TO

Everett Financial, Inc.
dba Supreme Lending
14801 Quorum Drive
Suite 300
Dallas, Texas 75254

MAP & PARCEL NOS.

MAP 142-13-0 A
PARCEL 085.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Forty Thousand and 00/100 Dollars ($***240,000.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Anna L. Letcher, unmarried, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Cary Sean Glenny, a single man, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 85 on the Plan of the Final Plat of Riverside Phase 2, of record in Plat Book 7900, Page 656, 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 Anna L. Letcher, unmarried, by Warranty Deed dated May 10, 1996, from Rochford Realty and Construction Company, Inc., of record in Book 10076, page 824, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 801 Eades Court, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEE, his heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantee herein.

2. Matters, if any, shown on the Plan of Final Plat of Riverside, Phase 2, of record in Book 7900, page 656, amended in Book 10176, page 107, Register's Office for Davidson County, Tennessee.

3. Covenants, Conditions and Restrictions of record in Book 7185, page 619, Book 7405, page 780, Instrument Nos. 20040419-0044162, 20091124-0108147 and 20091204-0111306 in the Register's Office for Davidson County, Tennessee.

4. Charter of Homeowners Association of record in Book 7829, page 703, Register's Office for Davidson County, Tennessee.

5. Easement for utilities of record in Book 6970, page 281, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument on this the 28 day of August, 2014.

Anna L. Letcher

Anna L. Letcher

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anna L. Letcher, the bargainor, 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 28 day of August, 2014.

Mitchell A Watts

Notary Public

My Commission Expires: 8.21.17

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY