BILL GARRETT, Davidson County
Trans:T20140067455 DEEDWARR
Recvd: 09/10/14 13:18 2 pgs
Fees:13.00 Taxes:305.25
20140910-0082941

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $82,500.00.

Affiant

Subscribed and sworn before me this the 8th day of September, 2014.

Notary Public
My commission expires: 6-7-17

BRITTANY GOINS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Battleground Investments, LLC 1146 Shelton Ave Nashville, TN 37216	Cash	07203035400

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CHRIS LEWIS, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to BATTLEGROUND INVESTMENTS, LLC, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the easterly half of Lot No. 58 on the Plan of Inglewood Place of record in Plat Book 332, Page 101, Register's Office for Davidson County, Tennessee. Said part of Lot No. 58 fronts 50 feet on the southerly side of Shelton Avenue and runs back 195.8 feet on the easterly line and 198 feet, more or less, on the westerly line, to a dead line, and measures 50 feet thereon.

Being the same property conveyed to Chris Lewis, an unmarried person by deed from Robert Bass and wife, Adelle Bass and Charles DeBray and wife, Frances DeBray of record in Book 11178, page 860, Register's Office for Davidson County, Tennessee, dated October 28, 1998 and recorded on October 30, 1998.

Subject to all Easements and Restrictions of record.

THIS IS __X__ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 1146 Shelton Ave, 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, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 8th day of September, 2014.

Chris Lewis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Chris Lewis, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of September, 2014.

My commission expires: 9/9/14

Notary Public

