BILL GARRETT, Davidson County
Trans:T20140072467 DEEDWARR
Recvd: 09/26/14 14:24 2 pgs
Fees:13.00 Taxes:133.20
20140926-0088938

146.00

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 36,000.00.

Affiant

Sworn to and subscribed before me this 10 day of Sept, 2014.

NOTARY PUBLIC

My Commission Expires: 5-15-18

ROBERT F. SPANN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Clarence Summey	Same	08110020900
P.O. Box 325		
Madison, TN 37015		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Araminta Williams**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Clarence Summey**, hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 2 on the Plan of Cobbs Subdivision of Lot No. 6 of the Subdivision of Harding Bosley Tract, of record in Book 161, page 155, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 2 fronts 54.1 feet on the southerly side of Hydes Ferry Pike, now Buchanan Street, and extends back southerly between parallel lines 150 feet more or less, to an alley in the rear.

Being the same property conveyed to Araminta Williams by deed from Katie Ryans, Doug Ryans, Chris Ryans and Venture Properties in Instrument No. 20140926-0088937, Register's Office for Davidson County, Tennessee.

This is property known as 2309 Buchanan Street, Nashville, TN 37208.

The above-described property is not the place of usual residence of Grantor, herein.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, her heirs and assigns forever; and Grantor does covenant with the said Grantee 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 Grantor does further covenant and bind ourselves, our heirs,

assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 10 day of ~~August~~ September, 2014.

Araminta Williams

ARAMINTA WILLIAMS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Araminta Williams with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is a partner of Venture Properties, a partnership, and is authorized by the partnership to execute this instrument on behalf of the partnership.

WITNESS my hand, at office, this 10 day of September, 2014.

ROBERT F. SPANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Robert F Spann

NOTARY PUBLIC

My Commission Expires: 5-19-18