BILL GARRETT, Davidson County
Trans:T20140074242 DEEDWARR
Recvd: 10/02/14 11:33 2 pgs
Fees:13.00 Taxes:55.13
20141002-0091047

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$14,900.00
|
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|26th DAY OF September, 2014.
|
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 10/18/2016
| (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alan Huffman 1003 Holly Tree Gap Rd Brentwood TN 37027	Same	Map 092 10 0 Parcel 093.00

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Les Lazarus and Dan Heichelbech

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Alan Huffman, married

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, state of Tennessee, described as follows: To wit:

Being Lot No. 50 on T.M. Steger's First Subdivision of the Old Barrow Place, the plan of which is of record in Book 421, Page 1113, Register's Office for Davidson County, Tennessee.
Said Lot No. 50 fronts forty feet on the North side of West Hill Street and extends back northerly between parallel lines one hundred and forty feet to an alley.

Being the same property conveyed to Les Lazarus and Dan Heichelbech by deed from Eric Sox and George Brandt, of record in Instrument No 20140922-0086886, Register's Office for said County.

This being investment property only, having never been the personal residence of the grantor at anytime, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower, or other marital rights or interests as contemplated by T.C.A. 260-2-307 or other similar statute therein.

This conveyance is made subject to the following:
1) 2014 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is ☐un ☒improved property known as: 2812 Torbett St Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 and assigns, forever; and we do covenant with the said GRANTEES 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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(s) this 26th day of September, 2014.

Les Lazarus

Dan Heichelbech

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Les Lazarus and Dan Heichelbech, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of September, 2014.

NOTARY PUBLIC

My Commission Expires: 3-3-15

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PLEASE RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027