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 $140,000.00.

Amanda Hardin
Affiant

Subscribed and sworn before me this the 3rd day of October, 2014.

Dana Delworth
Notary Public
My commission expires: 10/18/16

BILL GARRETT, Davidson County
Trans:T20140076019 DEEDWARR
Recvd: 10/08/14 10:27 2 pgs
Fees:13.00 Taxes:518.00
20141008-0093251

DANA DELWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Garafola Properties, LLC P.O. Box 60483 Nashville, TN 37206	NEW OWNER	083-02-0-188.00

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, OLGA B. FULLER, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to GARAFOLA PROPERTIES, 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 Lot No. 105 on the Plan of Dr. E. T. Brown's Subdivision of Lots 21 - 26 Brownsville Addition, as of record in Plat Book 332, Page 91, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles W. Fuller and wife, Olga B. Fuller by Deed from Beatrice Potter, a widow, of record in Book 4641, Page 755, Register's Office for Davidson County, Tennessee, dated September 27, 1972, and recorded on September 28, 1972. The said Charles W. Fuller having since died on January 15, 1984, leaving his wife, Olga B. Fuller, as the surviving tenant by the entirety.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1608 Douglas Ave, Nashville, TN 37206.

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 3rd day of October, 2014.

Olga B Fuller
Olga B. Fuller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Olga B. Fuller, 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 3rd day of October, 2014.

My commission expires: 9|10|18

Notary Public

