

STATE OF TENNESSEE 19365
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,000.00

Eric Paul Anderson
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October, 2014.

Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/ 6/2014

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows: Eric Paul Anderson	Send Tax Bills To:
(Name) 2918 Susan Drive	(Name) New Owner
(Street Address or Route Number) Nashville, TN 37214	(Street Address)
(City) (State) (Zip)	(City) (State) (Zip)

Map-Parcel Number(s): 09606018400

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, I/WE, Patricia Burns, a single woman HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric Paul Anderson, unmarried 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:

Land in Davidson County, Tennessee, being Lot No. 94 on the Plan of Clover Hill, Section No. II, as of record in Plat Book 2133, page 46, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Patricia Burns, a single woman, by deed from Michael W. Kemp and wife, Heidi A. Kemp, dated March 26, 2010, filed of record in Instrument No. 20100330-0023604, Register's Office for Davidson County, Tennessee.
THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 2918 Susan Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever; and we do 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 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 GRANTEE, 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 his/her/their hand(s) this 17th day of October, 2014.

Seller Patricia Burns
Patricia Burns

BILL GARRETT, Davidson County
Trans:T20140078665 DEEDWARR
Recvd: 10/20/14 10:12 2 pgs
Fees:13.00 Taxes:358.90
20141020-0096347

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public within and for the State and County aforesaid, the within named Patricia Burns, a single woman, the bargainor(s), with whom I am personally acquainted, (or 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 and official seal at Nashville, Tennessee, this 17th day of October, 2014.

My commission expires 3/ 6/2014.

Notary Public: Ollie Mai Parsley

