RECORD AND RETURN TO:
Harpeth Escrow, LLC
117 Two Mile Pike
Goodlettsville, TN 37072

BILL GARRETT, Davidson County
Trans:T20140082546 DEEDWARR
Recvd: 11/03/14 09:18 2 pgs
Fees:13.00 Taxes:540.20
20141103-0101015

LURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 146,000.00

Mary J. Foster
Affiant

Subscribed and sworn to before me, this 30th day of October, 2014.

Lura Brady
Notary Public

My commission expires: 8-27-18

THIS INSTRUMENT WAS PREPARED BY
HARPETH ESCROW, LLC
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
MARY J. FOSTER	**FIRSTBANK**	**09610009800**
2915 TEAKWOOD DRIVE	**3500 Blue Lake Drive, Ste 325**	
NASHVILLE, TN 37214	**Birmingham, AL 35243**	

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 ACKNOWLEDGE, WE,

INNA WALTERS and husband, NATHAN WALTERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MARY J. FOSTER, unmarried woman

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 LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 248 ON THE PLAN OF CLOVERHILL SECTION NO. V AS OF RECORD IN BOOK 2133 AT PAGE 88, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO INNA WALTERS and husband, NATHAN WALTERS, BY WARRANTY DEED FROM ROBERT ALLEN MADDOX, JR., UNMARRIED, DATED 10/06/2006 AND RECORDED ON 10/16/2006 IN INSTRUMENT NUMBER 20061016-0128344, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 2915 TEAKWOOD 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 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 in 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/our hand(s) this 30th day of October, 2014.

INNA WALTERS

NATHAN WALTERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, INNA WALTERS and NATHAN WALTERS, the within named Grantor(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, at office, this 30th day of October, 2014.

Lura Brady
Notary Public

My Commission Expires: 8-27-18

LURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY