Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
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BILL GARRETT, Davidson County
Trans:T20140085159 DEEDWARR
Recvd: 11/12/14 10:16 2 pgs
Fees:13.00 Taxes:847.30
20141112-0104007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $229,000.00.

Affiant

Subscribed and sworn to before me this 5th day of November, 2014.

Notary Public
My Commission Expires: 06/24/18

SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

14-0493

Address of New Owner:	Send Tax Bills to:	Tax Information:
Kathleen Dove	New Owner	146 11 0
5058 Regent Drive		021.00
Nashville, TN 37220		

WARRANTY DEED

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

Robert D. Bell, a married man,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Kathleen Dove, unmarried woman,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

A tract or parcel of land in Davidson County, State of Tennessee, to wit: Being Lot No. 22 in Crieve Hall Estates, Section I, Revised, of record in Book 185, Pages 122, 123-124 of the Register's Office for Davidson County, Tennessee. Said Lot No. 22 fronts 75 feet on the east side of Regent Drive and extends back 318.9 feet on the north side and 337.4 feet on the south side to a dead line measuring 78.9 feet.

Being the same property conveyed to Kathy H. Bell, married and Robert D. Bell, an unmarried man, by Warranty Deed from Fariborz Ferdowsi, an unmarried man, dated July 12, 2007, recorded as Instrument No. 20070716-0084009, said Register's Office. Further Kathy H. Bell conveyed all her interest in subject property to Robert D. Bell by Quitclaim Deed, dated August 21, 2007, recorded as Instrument No. 20070824-0101949, said Register's Office.

Olia Zavozina, wife of Robert D. Bell, joins in the execution of this instrument to convey any interest she may have in subject property, marital or otherwise.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **5058 Regent Drive, Nashville, TN 37220.**

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 our hands this 5th day of November, 2014.

Robert D. Bell

Olia Zavozina

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Robert D. Bell and Olia Zavozina**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of November, 2014.



D. Shayne Adair, Notary Public
State of Tennessee at Large
My Commission Expires: 06/24/18