BILL GARRETT, Davidson County
Trans:T20140085780 DEEDWARR
Recvd: 11/13/14 14:18 2 pgs
Fees:13.00 Taxes:455.10
20141113-0104934

RECORD AND RETURN TO:
VICTORY TITLE & ESCROW, LLC
695 PRESIDENT PL., STE. 203
SMYRNA, TN 37167
VT-141000275

WARRANTY DEED

TRACEY PERRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES
March 3, 2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$123,000.00 emily jones
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, this the
10th day of November, 2014. Tracey Perry
Notary Public
MY COMMISSION EXPIRES: 3-3-15

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PL., STE. 203, SMYRNA, TN 37167

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LOREN HALL 2607 STERLING BOONE DRIVE NASHVILLE, TN 37210	New Owner	119-06-0-108.00

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,

P. MARSHALL BRYAN AND WIFE, SARAH EMILY BRYAN

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

LOREN HALL AND MARGARET HALL, HUSBAND AND WIFE

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. 231 on the Plan of Sterling Heights, Section 7, of record in Book 3600, Page 2, Register's Office for said County, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to P. Marshall Bryan and wife, Sarah SARAH EMILY BRYAN, by Warranty Deed from Linda L. Rodgers, a widow, dated 6/11/14 and recorded 6/12/14 in Instrument No. 20140612-0051265; and being the same property previously conveyed to Doyle E. Rodgers and wife, Elizabeth Jean Rodgers, by Warranty Deed from Walter B. Williams and wife, Margie L. Williams, dated 4/14/69 and recorded 5/6/69 in Book 4330, Page 965, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

This is improved (X) property known as **2607 STERLING BOONE DRIVE, NASHVILLE, TN 37210**
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 10th day of November, 2014.

P. Marshall Bryan
P. MARSHALL BRYAN

Sarah Emily Bryan
SARAH EMILY BRYAN

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 P. MARSHALL BRYAN AND WIFE, SARAH EMILY BRYAN 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 10th day of November, 2014.

Commission Expires:_____

Notary Public

GAIL C. VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018