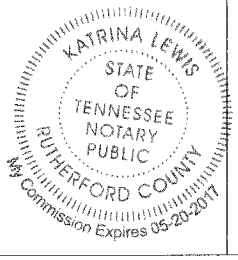
Davidson County DEEDWARR
Recvd: 12/17/14 14:26 2 pgs
Fees:13.00 Taxes:499.50
20141217-0115533

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 15th day of December, 2014.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 381 Mallory Station Rd, Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Jennie G. Bowman, Trustee		096 16 0 032.00
(NAME) 3614 Chalmette Ct	(NAME) Same	
(ADDRESS) TN Nashville 37215	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of One Hundred Thirty-Five Thousand Dollars And No/100 Dollars ($135,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Anna F. Allen n/k/a Anna F. White and husband, Gregory A. White**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Jennie G. Bowman and Claiborne K. McLemore, III, Trustees of the Bowman 2012 Trust**, 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 Lot No. 31 on the plan of Hickory Bend, Section 5, of record in Book 3600, Page 45, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Anna F. Allen, a single woman by Warranty Deed from Jessica L. Thomas n/k/a Jessica Lavender, married and William Lavender joins in this conveyance to convey any and all marital interest he may have in and to said property dated July 29, 2013 and recorded August 14, 2013 in Instrument No. 20130814-0085351, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all visible easements; and (b) all applicable government and zoning regulations.

Liability as to Taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq. and (c) matters appearing on the plat recorded in Plat Book 3600, Page 45, in said Register's Office, including, but not limited to, any building setback lines and/or easements lying within the lot(s) as described above.

File Number: NAT-142549

AAW DAW

unimproved ☐

This is improved ☒ property, known as 3331 Percy Priest 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, has 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.

Gregory A. White, spouse of Anna F. Allen, n/k/a Anna White, joins in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which he may have in said property by virtue of his marriage or otherwise.

Witness our hands this 15th day of December, 2014.

Anna F. Allen n/k/a Anna F. White

Anna F. Allen n/k/a Anna F. White

Gregory A. White

Gregory A. White

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Anna F. Allen n/k/a Anna F. White and Gregory A. White, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th of December, 2014.

Notary Public

My Commission Expires:

(SEAL)

J WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

True Copy Certification

I, Connie Buchanan, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Connie Buchanan

Connie Buchanan

State of Tennessee / County of Wilson SS:

Personally appeared before me, Rebecca Moss, a notary public for this county and state, Connie Buchanan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Moss

Rebecca Moss

My Commission Expires: 12/18/17

REBECCA MOSS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES DECEMBER 18, 2017