Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BOX 50-B
PREPARED BY:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203
RETURN TO:

39-B
File #14-1449

BILL GARRETT, Davidson County
Trans:T20150001775 DEEDWARR
Recvd: 01/08/15 11:30 2 pgs
Fees:13.00 Taxes:1994.30
20150108-0002106

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Daniel B. Sprouse, and wife, Rebecca B. Sprouse**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Patrick W. Terry, and wife, Sherry J. Terry**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 786 on the Plan of West Meade Farms, Inc., Section VIII, as of record in Book 2331, Pages 14 and 15, Register's Office for said County.

Said Lot fronts 167.3 feet on the southerly side of Jocelyn Hollow Road and runs back 385 feet on the easterly line and 399.3 feet on the westerly line to a dead line in the rear, measuring 115 feet thereon.

Being the same property conveyed to Daniel B. Sprouse and wife, Rebecca B. Sprouse by Warranty Deed from Harold Durham and wife, Frances Durham, dated September 28, 1978, of record in Book 5343, Page 895, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 6521 Jocelyn Hollow Road, Nashville TN, 37205.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

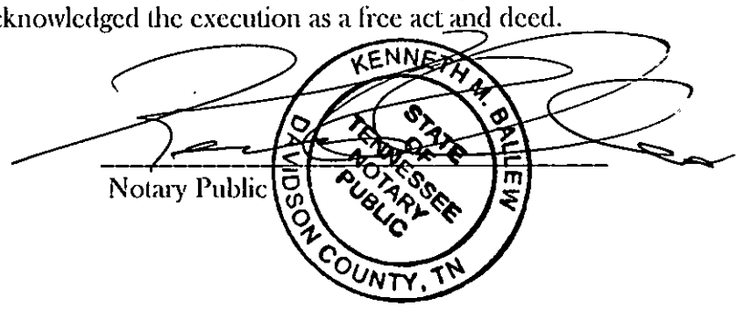
WITNESS THE EXECUTION HEREOF this 5th day of January, 2015.

Daniel B. Sprouse

Rebecca B. Sprouse

State of Tennessee)
County of Davidson)

On this 5th day of January, 2015, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Daniel B. Sprouse and Rebecca B. Sprouse, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.



Notary Public

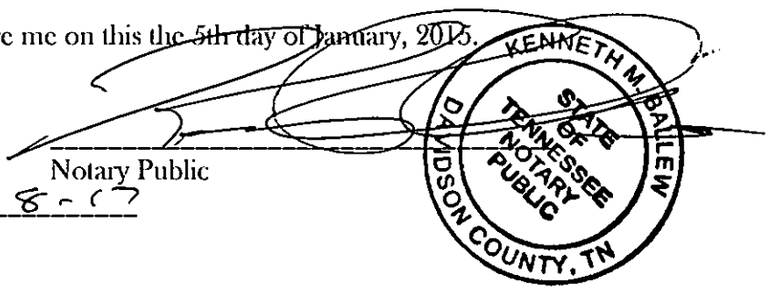
My Commission Expires: 5-8-17

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 539,000.00.

Affiant

Sworn and subscribed before me on this the 5th day of January, 2015.



Notary Public

My Commission Expires: 5-8-17

NEW OWNER:
Patrick Terry
6521 Jocelyn Hollow Road
Nashville, TN 37205

RESPONSIBLE FOR TAX PAYMENT:
OWNER

TAX MAP-PARCEL #:
129-2-17