BILL GARRETT, Davidson County
Trans:T20150005682 DEEDWARR
Recvd: 01/23/15 09:58 2 pgs
Fees:13.00 Taxes:592.00
20150123-0006681

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

Warranty Deed

ANGIE L. LAWLESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 2, 2018	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $160,000.00. Affiant Subscribed and sworn to before me, this the 16th day of January, 2015. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Graves Scott Hall Katherine K. Hall	New Owner	11914011400
2907 Wingate Avenue		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **STEPHANIE STAMPER, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GRAVES SCOTT HALL AND KATHERINE K. HALL, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 63 on the Plan of Tuggle Heights of record in Plat Book 1130, Page 90, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 63 fronts 60 feet on the West side of Wingate Avenue and runs back between lines, 199.35 feet on the North line, 200.8 feet on the South line to a dead line on which it measures 58.1 feet.

Being the same property conveyed to Stephanie D. Stamper, unmarried by Warranty deed from The Estate of Mary Jane Lamb: Becky Upchurch, Administratrix, and Audrey Bell Bolton, Heir-at-Law, and Betty Jo Lamb Cook, Heir-at-Law of record in Instrument No. 20090820-0078351 Register's Office for Davidson County, Tennessee, dated August 04, 2009 and recorded on August 20, 2009.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 2907 Wingate Avenue, Nashville, TN 37211.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 16th day of January, 2015.

Stephanie Stamper

Stephanie Stamper

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Stephanie Stamper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 16th day of January, 2015.

ANGIE L. LAWLESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018

Notary Public

My Commission Expires