BILL GARRETT, Davidson County
Trans:T20150015981 DEEDWARR
Recvd: 03/04/15 13:04 3 pgs
Fees:17.00 Taxes:0.00
20150304-0018980

After Recording, Please Return To:

First Title LLC
3237 Satellite Blvd
Suite 450, Bldg 300
Duluth, GA 30096
Attention: Recording Dept

Please Send Tax Notice to:
Douglas H. Brown
3913 Rock Creek Drive
Antioch, TN 37013-5624

WARRANTY DEED

Maximum Principal indebtedness for Tennessee recording tax purposes is $ 0.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS INDENTURE, Made this 26th day of March, 2015, by and between Douglas H. Brown and Crystal Brown, husband and wife, as party or parties of the first part, hereinafter called **GRANTOR**, whose address is 3913 Rock Creek Drive, Antioch, TN 37013, and Douglas H. Brown and Crystal Brown, as husband and wife, as party or parties of the second part, hereinafter called **GRANTEE,** whose address is 3913 Rock Creek Drive, Antioch, TN 37013, (the words, Grantor and Grantee, to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor for and in consideration of the sum of Ten Dollars ($10.00) in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, convey and confirm unto the said Grantee, the following described property:

All that certain property situated in the County of DAVIDSON, and State of TENNESSEE, being described as follows:

Land in Davidson County, Tennessee, being Lot No. 40 on the Final Plat Hickory Woods, Section 'A' of record in Plat Book 6900, Page 511, as amended by Surveyors Certificate of Correction of record in Book 7582, Page 167 Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Tax Parcel Identification number : 17508003700.

Being property known as 3913 Rock Creek Drive, Antioch, TN 37013-5624, according to the present system of numbering houses in Davidson County, Tennessee.

Subject to any easements, restrictions, title to all oil, gas and mineral rights of record if any.

BEING THE SAME PROPERTY CONVEYED IN Warranty Deed from Victor Hazelwood, Trustee Of The Rocking The Boat No 3913 Land Trust to Douglas H. Brown An Unmarried Man, dated 09/29/2011, recorded 10/04/2011, in Instrument No. 20111004/0076785, in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behalf of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

Prepared by:
First Title LLC
3237 Satellite Blvd
Suite 450
Duluth, GA 30096

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Douglas H. Brown

Crystal Brown

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Douglas H. Brown and Crystal Brown , known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who acknowledge that they executed the within instrument as his/her/their own free act and deed and for the purposes therein contained.

Witness my hand, at office, this 26th day of March, 2015

GIB VAN DER HEYDE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2015

Notary Public
My commission expires: 3-3-15

OATH OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I, or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Douglas H. Brown

Crystal Brown

Subscribed and sworn to before me on

This 26th day of March, 2015.

NOTARY PUBLIC

My commission expires: 3.3.15

GIB VAN DER HEYDEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2015