This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson

The actual consideration or value, whichever is greater is $105,000.00.

Affiant

Subscribed and sworn before me this the 13th day of February, 2015.

Notary Public
My commission expires: 10/26/16

AMIE JO GRAVITT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20150017604 DEEDWARR
Recvd: 03/11/15 10:32 2 pgs
Fees:13.00 Taxes:388.50
20150311-0020756

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Susan E. Parsons	FirstBank	135-05-0-065.00
341 Ladybird Drive	318 Seaboard Lane, Ste 205	
Nashville, TN 37217	Franklin, TN 37067	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MARTHA MANGRUM WILLIAMS, UNMARRIED, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to SUSAN E. PARSONS, UNMARRIED WOMAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 79 on the Plan of Town Park Estates of record in Plat Book 3300, Page (s) 64 and 65, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Marvin Edward Williams and wife, Martha Mangrum Williams by Warranty deed from Frank C. Cleveland and wife, Clara Mae Cleveland of record in Book 3840, page 470, Register's Office for Davidson County, Tennessee, dated November 28, 1964 and recorded on December 10, 1964.

The said Marvin Edward Williams now being deceased and leaving Martha Mangrum Williams as his sole surviving spouse.

(Value or consideration shown in aforementioned deed $0.00.)Being also known as 341 Ladybird Drive Nashville, TN 37217.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 341 Ladybird Drive, Nashville, TN 37217.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

MDW

Witness my hand this the 13th day of February, 2015.

Martha Mangrum Williams

Martha Mangrum Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Martha Mangrum Williams, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 13th day of February, 2015.

My commission expires:

1/15/17

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY