File Box
24 B

This Instrument Prepared By:
TITLE ESCROW OF BRENTWOOD, INC.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615)221-0032

ADDRESS NEW OWNER:
Kraig & Julie Haberer
1105 Arbor Run Place
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20150018048 DEEDWARRSP
Recvd: 03/12/15 12:32 2 pgs
Fees:13.00 Taxes:651.20
20150312-0021279

SEND TAX BILL:
Kraig & Julie Haberer
1105 Arbor Run Place
Brentwood, TN 37027

MAP AND PARCEL:
14711005400

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 176,000.00.

Julie Haberer
AFFIANT

Subscribed and sworn to before me this 10th day of March, 2015.

A B Waddell
NOTARY PUBLIC

ANN B. WADDELL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

My Commission Expires: 10/5/15

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable considerations accepted, the receipt and sufficiency of which is hereby acknowledged, **Peggy D. Mathes, Administrator of the Estate of Rosemary Y. Wilson,** pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 14P-69, has this day bargained and sold, and do hereby transfer and convey unto **Kraig Haberer and wife, Julie Haberer**, 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. 437 on the plan of Whispering Hills, Section II-C of record in Book 2663, pages 66 and 67, 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 Lanzy Wilson, Jr. and wife, Rosemary Y. Wilson by deed from B. H. Clark and wife, Eva Gene Clark dated 8/13/76, of record in Book 5059, page 12, Register's Office for

Davidson County, Tennessee. Lanzy Wilson, Jr. predeceased Rosemary Y. Wilson. Rosemary Y. Wilson a/k/a Rosemary Wilson died on 10/17/13, with her Estate being declared insolvent by Order of the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket No. 14-P-69. It was further order that the property be brought into the Estate and that Peggy Mathes, Administrator for the Estate of Rosemary Wilson, sell the property at Public Auction.

This is improved property known 504 Leeanne Dive, Nashville, TN 37211.

And now **Peggy D. Mathes, Administrator of the Estate of Roesmary Y. Wilson,**. for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey all of their interest unto the said **Kraig Haberer and wife, Julie Haberer**, their heirs and assigns, forever; and Grantor(s) covenant with the said Grantee(s) that the same is conveyed subject to such limitations and restrictions as may affect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 10th day of March , 2015.

Estate of Rosemary Y. Wilson

By: Peggy D Mathes Adm

Peggy D. Mathes, Administrator

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Peggy D. Mathes,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as **Administrator of the Estate of Rosemary Y. Wilson,** pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 14P-69. the bargainor, and as such Administrator, being so authorized by said court, executed the within Deed for the purposes therein contained.

Witness my hand and official seal this the 10th day of March, 2015.

A B Waddell

NOTARY PUBLIC

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 10/5/15