BILL GARRETT, Davidson County
Trans: T20150022479 DEEDWARR
Recvd: 03/27/15 10:15 2 pgs
Fees: 13.00 Taxes: 414.40
20150327-0026518

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 112,000.00

Justin C Hammond
Affiant

Subscribed and sworn to before me, this 26th day of March, 2015.

Notary Public

My commission expires: _____

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAR 7, 2017

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
256 SEABOARD LANE SUITE E105
FRANKLIN, TN 37067

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
JUSTIN C. HAMMOND	FHM Bank	**09614000800**
2926 LAKELAND DR	10 Cadillac Dr. #100	
NASHVILLE, TN 37214	Brentwood TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, I,

CARRIE BALL, aka CARRIE BROWN

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

JUSTIN C. HAMMOND, single person

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 387 ON THE PLAN OF CLOVERHILL, SECTION 7, AS OF RECORD IN BOOK 2133, PAGE 92, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO CARRIE BALL BY QUITCLAIM DEED FROM GRETTA IRELAND, DATED 02/08/2010 AND RECORDED ON 02/12/2010 IN INSTRUMENT NUMBER 20100212-0010990, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. CARRIE BALL IS ONE AND THE SAME PERSON AS CARRIE BROWN. AMANDA BROWN JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY INTEREST SHE MAY HAVE IN SAID PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 2926 LAKELAND DR, NASHVILLE, TN 37214.

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, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title

to the said land to the said GRANTEE, his 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 my/our hand(s) this 26th day of March, 2015.

Carrie Ball aka Carrie Brown
CARRIE BALL, aka ~~BROWN~~ CARRIE BROWN

Amanda Brown
AMANDA BROWN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, CARRIE BALL, aka Carrie BROWN, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

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

BEVERLY PARHAM TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Beverly Parham
Notary Public

My Commission Expires: 11-13-18

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, AMANDA BROWN, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of March, 2015.

BEVERLY PARHAM TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Beverly Parham
Notary Public

My Commission Expires: 11-13-18