BILL GARRETT, Davidson County
Trans:T20150025483 DEEDWARR
Recvd: 04/07/15 09:50 3 pgs
Fees:18.00 Taxes:680.80
20150407-0030236

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF March, 15.

NOTARY PUBLIC

My Commission Expires: 1/3/15

BROOKE SMITH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Ste 150, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Keri G. Barnes and Brandon D. Sullivan 405 Charlesgate Ct. Nashville, TN 37215	New owner	09401019300

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

WILLIAM BERT LONG, UNMARRIED AND MARY ELIZABETH LONG NOW KNOWN AS MARY ELIZABETH LONG-SIMPSON , MARRIED

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

KERI G. BARNES AND BRANDON D. SULLIVAN, AS JOINT TENANTS

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot Number 172 on the Plan of Payne, Blakemore & Cummings Addition to Nashville, of record in Plat Book 57, page 70, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to William Bert Long, unmarred, by deed dated March 6, 2013, of record in Instrument No. 20130307-0022599, Register's Office of Davidson County, Tennessee. Further conveyed to William Bert Long, unmarried and Mary Elizabeth Long, married, by deed dated May 5, 2014 and record in Instrument No. 20140707-0059252, said Register's Office.

This improved property is known as 724 S. 13th Street, Nashville, TN 37206.

THIS PROPERTY HEREIN DESCRIBED IS NOT THE RESIDENCE OF THE GRANTORS, THEIR SPOUSES OR DEPENDENTS.

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 and assigns, forever. We do covenant with said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their 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 our hands this 23 day of March, 2015.

William Bert Long, by Mary Elizabeth Long-Simpson, Attorney in Fact
His Attorney-in-Fact

Mary Elizabeth Long-Simpson

State of Tennessee)
County of Davidson)

On this 23 day of March, 2015, before me personally appeared Mary Elizabeth Long-Simpson, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of William Bert Long, and who acknowledged that she executed the same as the free act and deed of William Bert Long.

Notary Public

My Commission Expires: 9/11/17

BRANDY GOMAZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Mary Elizabeth Long-Simpson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 23 day of March, 2015.

Brandy Gomaz
Notary Public

My commission expires: 9/11/17

