Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075
15-0098HV

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00.

Affiant

BRENDA HUNTSMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13th day of April, 2015.

Notary Public
Commission Expires: 11/20/18

Address of New Owner	Send Tax Bills To:	Map & Parcel
Manzuar Ismoilova 506 Vester Avenue Nashville, TN 37207	NEW OWNER	071-10-0-099.00

WARRANTY DEED

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

Gwendolyn Cartwright and Joan Leslie Cartwright-Bondurant

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Manzuar Ismoilova

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

LAND in Davidson County, Tennessee, being the southwesterly part of Lot No. 45 on the Map of Weakley and Dodd's Subdivision of Lot No. 17 in Brooklyn, as of record in Book 57, Page 126, Register's Office for said County.

Said part of Lot No. 45 fronts 50 feet on the northeasterly side of Vester Avenue and runs back between parallel lines 75.9 feet to the westerly line of the northerly part of said lot conveyed to James L. Cartwright and wife, by deed of record in Book 3159, page 429, said Register's Office.

BEING the same property conveyed to James L. Cartwright and wife, Gwendolyn Gooch Cartwright, by Warranty Deed from Flora Morgan Long and husband, Clarence E. Long, dated 11/9/60 and recorded 11/15/60 in Book 3159, Page 431; and being further conveyed to Gwendolyn Cartwright Washington and Joan Leslie Cartwright, with James L. Cartwright and wife, Gwendolyn Gooch Cartwright reserving a life estate, by Quitclaim Deed from with James L. Cartwright and wife, Gwendolyn Gooch Cartwright, dated 8/31/78 and recorded 9/5/78 in Book 5333, Page 537, in the Register's Office of Davidson County, Tennessee. The said with James L. Cartwright and wife, Gwendolyn Gooch Cartwright having since died pursuant to Affidavit of Heirship recorded 6/2/10 in Instrument No. 20100602-0042601, said Register's Office, thereby extinguishing their life estate in subject property. The said Gwendolyn Cartwright Washington is also known as Gwendolyn Cartwright and the said Joan Leslie Cartwright is also known as Joan Leslie Cartwright-Bondurant.

BILL GARRETT, Davidson County
Trans:T20150029162 DEEDWARR
Recvd: 04/17/15 14:19 2 pgs
Fees:13.00 Taxes:166.50
20150417-0034381

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 506 Vester Avenue, Nashville, TN 37207.

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; and we so covenant with the 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 13th day of April, 2015.

Gwendolyn Cartwright

Gwendolyn Cartwright

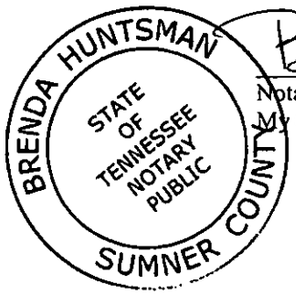
Joan Leslie Cartwright-Bondurant

Joan Leslie Cartwright-Bondurant

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Gwendolyn Cartwright and Joan Leslie Cartwright-Bondurant** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 13th day of April, 2015.



Brenda Huntsman

Notary Public
My Commission Expires: 11/20/18

(Notary Seal)