THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027** **CRT File No. 15054045**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $160,000.00. Affiant Subscribed and sworn to before me, this 19th day of May, 2015. Notary Public My Commission Expires: _____

BILL GARRETT, Davidson County
Trans:T20150039823 DEEDWARR
Recvd: 05/21/15 15:28 2 pgs
Fees:13.00 Taxes:592.00
20150521-0047215

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

WARRANTY DEED

Address New Owner: Kevin D. Stackhouse and Barbara J. Stackhouse 1700 Allison Pl Nashville TN 37203	Send Tax Bills To: Kevin D. Stackhouse and Barbara J. Stackhouse 14307 Old Hickory Blvd. Antioch, TN 37013	Tax Information: Tax Parcel ID No. 105-11-0-151.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Annie L. Allison, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Kevin D. Stackhouse and Barbara J. Stackhouse, Husband and Wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being South 45 feet of Lot No 20 and the North 5 feet of Lot No 21 on the Plan of Map of Allison Subdivision of record in Plat Book 547, Page 74, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Part of said Lots adjoin and front together 50 feet on the East side of Allison Place and run back along the Southerly margin of Southgate Avenue 150, feet to a dead line.

Being the same property conveyed to Annie L. Allison by Quitclaim deed from Annie L. Osbrone and Doris L. Wells, both unmarried of record in Book 11720, page 958, Register's Office for Davidson County, Tennessee, dated October 21, 1999 and recorded on October 28, 1999.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes for the year 2015 a lien, not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 547, Page 74, Register's Office for Davidson County, Tennessee.

This is improved property located at 1700 Allison Pl Nashville TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of May, 2015.

Annie L. Allison

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Annie L. Allison, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of May, 2015.

Nathan L. Powers
Notary Public
My Commission Expires: 02/26/17

NATHAN L. POWERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY