This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $126,000.00.

Affiant

Subscribed and sworn before me this the 14th day of May, 2015.

Notary Public
My commission expires: 1/15/17

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Harold G. Johnson P.O. Box 331235 Nashville, TN 37203	New Owner	09209023100

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CARROL H. CRIMMONS, JR. AND WIFE, NANCY CRIMMONS, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to HAROLD G. JOHNSON, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Subdivision of W.R. Wilson Tract of record in Plat Book 332, Page 161, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Carroll H. Crimmons, Jr., and wife, Nancy Crimmons by Warranty deed from Choice Investments, LLC of record in Instrument No. 20050315-0028438 Register's Office for Davidson County, Tennessee, dated February 23, 2005 and recorded on March 15, 2005.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 425 36th Ave N, Nashville, TN 37209.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand ~~this~~ the 14th day ~~of~~ May, 2015.

Carrol H. Crimmons, Jr.

Nancy Crimmons
Nancy Crimmons

BILL GARRETT, Davidson County
Trans:T20150044721 DEEDWARR
Recvd: 06/08/15 09:45 2 pgs
Fees:13.00 Taxes:466.20
20150608-0053311

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Carrol H. Crimmons, Jr. and Nancy Crimmons, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of May, 2015.

My commission expires:

1/5/17

Notary Public

