THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans: T20150046233 DEEDWARR
Recvd: 06/11/15 10:45 3 pgs
Fees: 18.00 Taxes: 3200.50
20150611-0055328

PRISCILLA C. URBANEK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **865,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY May 2015

Notary Public

MY COMMISSION EXPIRES: March 6, 2016

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. L. Moore, Trustee	R L. moore,	MAP
4422 East Brookfield Avenue	3310 West End Avenue #540	PARCEL 130-13-0-051.00
Nashville,, TN 37205	Nashville, TN 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Barry Dean, Trustee for the 4422 East Brookfield Trust**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **R. L. Moore, Trustee of the EB Trust**

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 Lot No. 23 on the Revised Plan of B.E. Woodard's Warner Park Subdivision, of record in Plat Book 1130, Page 87, 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 Rogers H. Morrison, Sr. and Margaret Y. Morrison by Quitclaim deed from Margaret Y. Morrison of record in Instrument No. 20051101-0131740 Register's Office for Davidson County, Tennessee, dated October 26, 2005 and recorded on November 01, 2005.

Being the same property conveyed to Gudrun West, a married woman by Warranty deed from Rogers H. Morrison, Sr. and Margaret Y. Morrison, husband and wife of record in Instrument No. 20130606-0057681 Register's Office for Davidson County, Tennessee, dated June 03, 2013 and recorded on June 06, 2013. Being the same property conveyed to Barry Dean, Trustee for the 4422 East Brookfield Trust by Warranty deed from Gudrun West, married of record in Instrument No. 20140815-0073744 Register's Office for Davidson County, Tennessee, dated August 14, 2014 and recorded on August 15, 2014.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is (X) UNIMPROVED

() IMPROVED property known as **4422 East Brookfield Avenue, Nashville,, TN 37205.**

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 do 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 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 ___ hand( ) this the 15th day of May, 2015.

4422 East Brookfield Trust

Barry Dean, Trustee

Barry Dean, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Barry Dean** with whom I am personally acquainted and who upon his oath acknowledged themselves to be the **Trustee** of the **4422 East Brookfield Trust** the within named bargainor, and Trust, and that they as such Trustees being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Barry Dean** as such **Trustee**.

Witness my hand and seal this the 15th day of May, 2015.

My Commission expires March 8, 2016

Notary Public

PRISCILLA C. URBANEK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barry Dean** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 15th day of May, 2015.

My Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 15th day of May, 2015.

My Commission expires _____

_____
Notary Public