**Prepared By & Return To:**
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 290
Brentwood, TN 37027
15-0877

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00

Affiant

KAYLA R. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
MACON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 12th day of June, 2015

Notary Public
Commission Expires: 11/2018

| Address of New Owner | Send Tax Bills To: | Map & Parcel |
|---|---|---|
| Donna Mule<br>105 LaView Rd<br>Hendersonville, TN 37075 | NEW OWNER | 082-12-0-177.00<br>083-01-0-077.00 |

## 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,

**Paula Renee Evans, also known as Paula Evans**

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

**Donna Mule**

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:

TRACT I:

LAND in Davidson County, Tennessee, being the easterly 36 feet of Lot No. 10 on the Map of Jones and Bradford's Subdivision, of record in Book 161, page 142, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 10 fronts 36 feet on the southerly side of West Greenwood Avenue, formerly Edgar Street, and runs back between parallel lines 154.5 feet to an alley.

BEING the same property conveyed to Paula Renee Evans by Quitclaim Deed from Charles Michael Evans, dated 7/1/95 and recorded 7/3/95 in Book 9719, page 119, in the Register's Office for Davidson County, Tennessee.

This property is commonly known as 1034C W. Greenwood Avenue, Nashville, TN 37206, and shown as Map & Parcel 083-01-0-077 on the county Tax Assessor's records.

Paula Renee Evans and Paula Evans is one and the same person.

BILL GARRETT, Davidson County
Trans:T20150048380 DEEDWARR
Recvd: 06/17/15 16:01 2 pgs
Fees:13.00 Taxes:832.50
20150617-0057911

TRACT II:

LAND in Davidson County, Tennessee, being Lot No. 58 on the plan of Neill S. Brown's Addition to East Nashville, as of record in Book 57, page 50, Register's Office for Davidson County, Tennessee.

Said Lot No. 58 fronts 50 feet on the southerly side of Marina Street and runs back between parallel lines 170 feet to an alley.

BEING the same property conveyed to Paula Evans by Substitute Trustee's Deed from Arthur K. Lowen, Substitute Trustee, dated 11/17/05 and recorded 11/21/05 in Instrument Number 20051121-0140124, in the Register's Office for Davidson County, Tennessee.

This property is commonly known as 924 Marina Street, Nashville, TN 37206, and shown as Map & Parcel 082-12-0-177.00 on the county Tax Assessor's records.

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: 1034C Greenwood Avenue & 924 Marina Street, Nashville, TN 37206.

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 12th day of June, 2015.

Paula Renee Evans

Paula Renee Evans a/k/a Paula Evans

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Paula Renee Evans, also known as Paula Evans** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 12th day of June, 2015.

Kayla R Anderson

Notary Public
My Commission Expires: 11/20/18

KAYLA R. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
MACON COUNTY
Notary Seal