WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M15 1205

BILL GARRETT, Davidson County
Trans:T20150049911 DEEDWARR
Recvd: 06/23/15 08:44 2 pgs
Fees:13.00 Taxes:691.90
20150623-0059808

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $187,000.00.

Affiant

Subscribed and sworn to before me, this 19th day of June, 2015.

Notary Public

My commission expires: 10/18/2016

JESSICA LASCELLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 18, 2016

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Rose M. Brannen	**Movement Mortgage, LLC**	**Map\Parcel: 10100008800**
6808 Gower Road	**841 Seahawk Circle**	
Nashville, TN 37209	**Virginia Beach, VA 23452**	

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 ACKNOWLEDGE, WE,

Alicia Heyman an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Rose M. Brannen, an unmarried individual

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 the 8th Civil District of Davidson County, Tennessee, described as follows:

Beginning at an iron pin in the westerly margin of Gower Road located approximately 700.0 feet from Hickory Trail Drive and being the northeast corner of Alvin Buck property as recorded in Book 4858, page 732, R.O.D.C., Tennessee; thence North 66 deg. 02 min. West 221.84 feet to an iron pin in a fence row; thence North 06 deg. 44 min. East 78.92 feet to a 14-inch hackberry in a fence row; thence North 27 deg. 59 min. East 63.86 feet to a corner post in the fence; thence along the said fence, South 83 deg. 58 min. East 226.92 feet to a stake in the fence row in the westerly margin of Gower Road; thence along the margin of said road having a curve-chord South 17 deg. 11 min. West 210.38 feet to the point of beginning, containing .91 acres, more or less, according to a survey of Gregory Underwood dated September 10, 1984. Being the same property conveyed to Alicia Heyman, Unmarried by Warranty deed from Wayne McDonald and wife, Vera McDonald of record in Instrument No. 20020201-0014408 Register's Office for Davidson County, Tennessee, dated January 31, 2002 and recorded on February 1, 2002.

Being also known as 6808 Gower Road Nashville, TN 37209.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
Sewer Line Easement of record in Book 11421, Page 753, in the Register's Office for Davidson County, Tennessee.
Acreage content of the subject property is not hereby insured. Reference to acreage is left in the description merely for convenience in identifying the tract.

This is improved property known as 6808 Gower Road 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 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 my/our hand(s) this 19th day of June, 2015.

Alicia Heyman

Alicia Heyman

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Alicia Heyman the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

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

Mitchell A. Watts

Notary Public

My Commission Expires: 8.21.17

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TN

File #: **315142**
RECORD & RETURN TO