BILL GARRETT, Davidson County
Trans:T20150067839 DEEDQC
Recvd: 08/13/15 11:15 2 pgs
Fees:12.00 Taxes:0.00
20150813-0081175

This instrument prepared by:
Paul W. Moser, BPR No. 022205
Attorney at Law
1994 Gallatin Pike North, Suite 100
Madison, TN 37115

THIS INSTRUMENT DOES NOT CONSTITUTE A WARRANTY OF TITLE, COVENANTS, DESCRIPTIONS OR ANY OTHER INFORMATION CONTAINED HEREIN.

Grantee(s): Lorenza Bowen
Send tax notice to: 515 Broad Street, Sumter, SC 29150
Map Parcel Number: 09202031400

ADMINISTRATOR'S DEED

In order to provide muniment of title and for other valuable consideration received, the receipt of which is hereby acknowledged, I, LORENZA BOWEN, Administrator for the estate of MILDRED C.P. BOWEN, Sumter County, South Carolina Probate Docket Number 2011ES4300516, pursuant to a CERTIFICATE OF APPOINTMENT, issued on October 19, 2011, and in order to carry out the provisions of the laws of Descent and Distribution, for and on behalf of the estate, for the purpose of serving as a muniment of title and further evidencing the divestiture of title in and to the premises hereinafter described from the aforesaid estate, or any person or entity claiming by, under, or through the title of MILDRED C.P. BOWEN, do hereby devise, release, grant, bargain, sell, convey and forever quitclaim to Lorenza E. Bowen, individually, and his heirs and assigns forever, the real property located at 2516 Jefferson Street, Nashville, Davidson County, Tennessee 37208 to wit:

> Land in Davidson County, Tennessee, being Lot No. 9 on the Map of the Lusk subdivision of Lot No. 36 and the North Half of Lot No. 31 Boyd McNairy Plan of Lots, a Plan of said Subdivision being of record in Book 161, Page 163, of the Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 9 fronts 50 feet on the Southerly side of Madison Street and runs back between parallel lines 106.5 feet on the east line and 167 feet on the West line of Jefferson Street and is in block "A" of said plan.

The previous and last instrument and prior title is the Last Will and Testament of Fannie T. Waters Powell, recorded at Book 6887, Page 560, in the Register's Office in Davidson County, Tennessee, which conveyed the property to the testator's daughter, Mildred Powell Bowen of Sumter, South Carolina. No survey, no title examination, and no title insurance has been made or acquired for this transfer.

WITNESS my hand on this 19th day of June, 2015.

Estate of Mildred C.P. Bowen, Deceased
Docket No. 2011ES4300516, Sumter County, SC
Probate Court

BY: _____
Lorenza Bowen, Administrator

STATE OF SOUTH CAROLINA
COUNTY OF SUMTER

On this 19 day of June, 2015, before me, Loria "Jean" Foell Notary Public at Large in and for The State of South Carolina, personally appeared Lorenza Bowen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument as her free act and deed and for the purposes therein contained.

My Commission Expires 2023.

Notary Public at Large

OATH OF ACTUAL CONSIDERATION PURSUANT TO T.C.A. 67-4-409(a)(4)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, Lorenza Bowen, hereby offering this instrument for recording within the meaning of the statutes of the State of Tennessee, under Tennessee Code Annotated Section 67-4-409(a)(4), hereby swear or affirm that the actual consideration for this transfer is $-0-.

Lorenza Bowen, Affiant

Sworn to and subscribed before me this 19th day of June, 2015.

My Commission Expires 2023.

Notary Public at Large

[Form 130, Rev. 2001.10.24]