Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File #01288-27315

39-B
File #15-1308

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Joey S. Boone and wife, Diane I. Boone**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Katelyn A. Mabry and Christopher R. Mabry, wife and husband**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 13, River Plantation, Section VIII, Phase One, of record in Plat Book 6900, Pages 475 and 476, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Included in the above description but excluded from this conveyance is certain land conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, by deed which is presently recorded in Book 9304, Page 599 and described as follows:

Beginning at a point on the existing westerly margin of Old Harding Pike at Station 100 + 17.32 a distance of 30.00 feet left of the Survey Centerline as shown on Project No. 92-R-6, Sawyer Brown Road/Old Harding Road Intersection Improvements; thence leaving said point along the westerly margin of Old Harding Road, North 20 deg. 42' 07" East a distance of 75.00 feet to a point; thence continuing along the northern property line, North 69 deg. 17' 54" West a distance of 13.04 feet to a point, thence continuing South 20 deg. 46' 57" West a distance of 75.00 feet; thence continuing South 69 deg. 17' 54" East a distance of 13.14 feet to the point of beginning.

Being the same property conveyed to Joey S. Boone and wife, Diane I. Boone by Warranty Deed from Daniel C. Stephen and wife, Nancy L. Stephen, dated November 18, 2002, of record as Instrument No. 20021121-0144695, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 7528 Old Harding Pike, Nashville TN, 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

BILL GARRETT, Davidson County
Trans:T20150070015 DEEDWARR
Recvd: 08/19/15 14:12 2 pgs
Fees:13.00 Taxes:884.30
20150819-0083671

WITNESS THE EXECUTION HEREOF this 17th day of August, 2015.

Joey S. Boone

Diane I. Boone

Diane I. Boone

State of Tennessee)
County of Davidson)

On this 17th day of August, 2015, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Joey S. Boone and Diane I. Boone, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/8/18

DAVIDSON COUNTY, TN ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 239,000.00.

Affiant

Sworn and subscribed before me on this the 17th day of August, 2015.

Notary Public

My Commission Expires: 10/30/16

TONJA BARRON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

NEW OWNER:
Chris Mabry
7528 Old Harding Pike
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:
New Owner

TAX MAP-PARCEL #:
142-14-0B-013.00CO