BILL GARRETT, Davidson County
Trans:T20150075871 DEEDWARR
Recvd: 09/04/15 14:57 2 pgs
Fees:13.00 Taxes:7.40
20150904-0090614

Please send Deed & Tax Statements to
the new owner:

Jonathan Edward Sewell
and Leslie Lauren Brown
477 Chestnut St
Nashville, TN 37203

This instrument prepared by the parties involved above.

Map #105-4
Parcel #305

Address of Property:
1247 Creek St.
Nashville, TN

Warranty Deed

For and in consideration of the sum of Two Thousand Dollars ($2,000), cash paid in hand, the receipt and sufficiency being hereby acknowledged, I, Betty Bowling have bargained and sold and do hereby transfer and convey unto Jonathan Sewell and Lauren Brown, their heirs and assigns, a certain tract or parcel of land lying and being located in Davidson County, State of Tennessee, described as follows:

> Land, in Davidson County, Tennessee, being part of Lot 24 on the old Fair Ground Plan of Lots, as of record in Book 21, Page 116, Register's Office for said County, described as follows:
>
> Beginning on the Westerly margin of Creek, or Green Street at the southeast corner of the property conveyed to King Barnes by deed from John Hale, of record in Book 137, Page 439, said registers Office, being the northeast corner of the property conveyed to George R. B. Waters by deed from Mary Dupree of record in Book 277, page 163, said registers Office, also being lot 6 of King Barnes Subdivision of record in Book 1731, pages 163 and 281, Register's office for Davidson County, Tennessee.
>
> And being the same property conveyed to Dennis L. Cason by Warranty Deed of William J. Marcrum dated December 28, 1987, and of record in Book 7489, page 701, Registers Office of Davidson County, Tennessee.
>
> And being the same property conveyed to Betty Bowling by Warranty Deed of Dennis L. Cason dated February 23, 1999. and of record as instrument # DB-20000522 0051253 with the Registers Office of Davidson County, Tennessee.

To have and to hold the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said buyers, Jonathan Edward Sewell and Leslie Lauren Brown, their heirs and assigns, forever.

And I do covenant with the said buyers that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, except

disclosures which the Plan of King Barnes Subdivision, plat of which is of record in Book 1731, pages 163 and 281, Register's office for Davidson County, Tennessee, might indicate.

And I, Betty Bowling, do covenant and bind myself, my heirs and representatives to warrant and forever defend the title to said land to Jonathan Edward Sewell and Leslie Lauren Brown, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness this signature on the 3rd day of September, 2015.

Betty L. Bowling

BETTY BOWLING

STATE OF TENNESSEE
County of Davidson

Personally appeared before me, the undersigned, a Notary Public for said State and County, Betty Bowling, the bargainors, whith whom I am personally acquainted and who acknowledges to me they executed this Warranty Deed for the purposes therein contained.

Witness my hand and seal this 3rd day of September, 2015.

Danielle M Long

NOTARY PUBLIC

My commission expires: Sep 11, 2017

DANIELLE M. LONG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

STATE OF TENNESSEE
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is $2,000.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$2000
_____, Affiant
Subscribed and sworn before me this the
_____Day of _____, 20___.
_____, Deputy Register