BILL GARRETT, Davidson County
Trans:T20150079291 DEEDWARR
Recvd: 09/17/15 15:05 2 pgs
Fees:13.00 Taxes:566.10
20150917-0094638

THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN & BRACEY, PLC
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map- Parcel No.
BARRY BUSBY 2107 Fremont Avenue Nashville, TN 37216	(Same)	07301009200

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JOE M. HAYNES, EXECUTOR OF THE ESTATE OF JO ANN FENTERS,** has this day bargained and sold, and does hereby transfer and convey unto the said **BARRY BUSBY, an unmarried person,** his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the plan of Highland View, of record in Book 1424, page 39, Register's Office for said County.

Said Lot No. 5 fronts 75 feet on the northerly margin of Fremont Avenue and extends back between parallel lines 175 feet to a dead line.

Being the same property conveyed to Jo Ann Fenters by deed from Ronald A. Hasty and wife, Brenda A. Hasty, of record in Book 5857, page 352, dated February 26, 1982, said Register's Office. The said Jo Ann Fenters is now deceased and her Will is probated in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, as Docket No. 15P-1255.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $153,000.00.
Subscribed and sworn to before me,
this 15th of September, 2015.
My Commission Expires: 3/8/16

Affiant

Notary Public

JUDY CALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This is improved property located at 2109 Fremont Avenue, Nashville, Davidson County, Tennessee 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his (successors), heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 15th day of September, 2015.

JOE M. HAYNES, Executor of the
ESTATE OF JO ANN FENTERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared JOE M. HAYNES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Executor of the Estate of Jo Ann Fenters, and that as such Executor, executed the foregoing instrument for the purpose therein contained, by personally signing as Executor.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 15th day of September, 2015.

NOTARY PUBLIC

My Commission Expires: 3/8/16

JUDY CALLIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.