BILL GARRETT, Davidson County
Trans:T20150079967 DEEDWARR
Recvd: 09/21/15 09:23 2 pgs
Fees:13.00 Taxes:92.50
20150921-0095439

STACEY DENSON PALMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 5, 2016

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is 25,000.00

Affiant

Subscribed and sworn to before me, this 10th day of September, 2015.

Stacey Denson Palmer
Notary Public

My commission expires: _____

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
The Fuller Group, Inc	**New Owner**	**08008040700**
3373 Hospital Lane		
Nashville, TN 37218		

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,

Bryan Wilfred Howse, Scott Warren Howse, and Bethany Howse Tolson

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

The Fuller Group, Inc

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 Davidson County, Tennessee, being Lot No. 385 on the plan of Section I, Bordeaux Gardens, of record in Book 3300, Page 91, Register's Office for said County.

Said Lot No. 385 fronts 60 feet on the northerly side of Dolan Road and extends back 108.05 feet on the easterly line and the 112.77 feet on the westerly line to a dead line in the rear on which it measures 62.3 feet.

Being the same property conveyed to Beth Madison Howse by Quitclaim Deed from Wilfred B Howse dated 02/08/99 and recorded on 03/08/99 in Book 11374, page 37, said Register's Office for said county. Beth Madison Howse died intestate on September 26, 2012 and was survived by three issues. By the terms of Davidson County Probate No. 12P-1660, the property was devised to Bryan Wilfred Howse, Scott Warren Howse and Bethany Howse Tolson. Reference made to Affidavit of Heirship being recorded simultaneously herewith of record in Instrument Number 20150921-0095439 Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 1483 Dolan Road, Nashville, TN 37218

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, their heirs and assigns forever; and we do covenant with 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 in 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 10th day of September, 2015.

Bryan Wilfred Howse

Scott Warren Howse

Bethany Howse Tolson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Bryan Wilfred Howse, Scott Warren Howse, and Bethany Howse Tolson, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of September, 2015.

Notary Public

My Commission Expires: 2-11-16

ELIZABETH MAISON
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY