NEW OWNER:

Courtney Cooper Jenrath
122 Blackburn Avenue
Nashville, TN 37205

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 15-0904

Map 130
Group 01-0
Parcel 151.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans: T20150086745 DEEDWARR
Recvd: 10/12/15 14:15 3 pgs
Fees: 18.00 Taxes: 1757.50
20151012-0103678

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Four Hundred Seventy-Five Thousand and 00/100 Dollars** ($**475,000.00**) cash in hand paid, the receipt of which is hereby acknowledged, **ADDISON SCOVILLE and wife, MARY E. SCOVILLE,**("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **COURTNEY COOPER JENRATH, UNMARRIED WOMAN** ("Grantee"), her successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 60 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book 421, Pages 94 and 95, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Said Lot No 60 fronts 60 feet on the Southwesterly side of Blackburn Avenue, and runs back between parallel lines 190 feet to the rear line of Lot No. 24 on said Plan.

BEING the same property conveyed to Mary E. Scoville, by Warranty Deed from Patricia K. Kenning, dated May 23, 2014, and of record Instrument No. 20140604-0048213, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 122 Blackburn Ave, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, her heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantee that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 30th day of **September, 2015**.

Addison Scoville
ADDISON SCOVILLE

By: Sherrie Hudson, Attorney-in-fact
Sherrie Hudson, Attorney-in-Fact
Pursuant to Power of Attorney of
Record in Book *, Page ____, ROWCT. *20151012-0103677

SHERRIE HUDSON

Mary E. Scoville
MARY E. SCOVILLE

By: Sherrie Hudson, Attorney-in-fact
Sherrie Hudson, Attorney-in-Fact
Pursuant to Power of Attorney of
Record in Book ____, Page ____, ROWCT. *20151012-0103677

SHERRIE HUDSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, SHERRIE HUDSON, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who acknowledged that she executed the within instrument on behalf of, and as attorney-in-fact for, ADDISON SCOVILLE AND MARY E. SCOVILLE, the within named bargainor, for the purposes therein contained..

WITNESS my hand and official seal at office this 30th day of **September, 2015**.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **475,000.00** .

AFFIANT

Sworn to and subscribed to before me this 30th day of **September, 2015**.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY