Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075
15-0826HV

Davidson County DEEDWARR
Recvd: 11/09/15 15:09 3 pgs
Fees:18.00 Taxes:403.30
20151109-0114099

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 5th day of November, 2015.

GREG FAIRBETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

Notary Public
Commission Expires: _____

Address of New Owner	Send Tax Bills To:	Map & Parcel
Susan M. Hartman 437 Cornish Drive Nashville, TN 37207	JWBC Mortgage Corp 9311 San Pedro Ave. Ste 100 San Antonio, TX 78216	060-01-0-080.00

WARRANTY DEED

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 ACKNOWLEDGED, I/WE,

Betty J. Bassham, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Susan M. Hartman, single woman

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. 79 on the Map of Aldrich Heights, Section 3, of record in Plat Book 2663, Page 49, Register's Office for said County, to which reference is made for a more complete description.
>
> BEING the same property conveyed to Betty J. Bassham and husband, Howard E. Bassham, by Warranty Deed from Tom C. Essary and wife, Katy Essary and Warren Owens, dated 6/5/90 and recorded 6/8/90 in Book 8127, Page 89, in the Register's Office of Davidson County, Tennessee. Howard E. Bassham having since died November 28, 2006, leaving Betty J. Bassham as tenant by the entirety.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 437 Cornish Drive, Nashville, TN 37207.

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 so 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 is 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 5th day of November, 2015.

Betty J. Bassham

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Betty J. Bassham** 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 and official seal at Hendersonville, Tennessee this 5th day of November, 2015.

KIM GILLESPIE STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public
My Commission Expires: 10-18-16

(Notary Seal)

TRUE COPY CERTIFICATION

I, Connie Taylor, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Connie Taylor

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Greg Fairbetter, a notary public for this count and state, Connie Taylor who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires:

11/06/2017