Prepared by:
Record and Return to:
Chapman & Rosenthal Title, inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20150097949 DEEDWARR
Recvd: 11/18/15 09:40 2 pgs
Fees:13.00 Taxes:273.02
20151118-0116819

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $73,788.00

Affiant

Subscribed and sworn to before me, this 13th day of November, 2015.

Notary Public

My commission expires:

SHIRA HUGHES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 08-11-2017

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:
Seal Point Properties, LLC, a Tennessee Limited Liability Company	**New Owner**	**09207020800**
2415 Batavia Street	**205 31st Ave N., Apt 105**	
Nashville, TN 37208	**Nashville, TN 37203**	

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,

Evolutions Transitional Living F/K/A Evolutions Recovery House

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

Seal Point Properties, LLC, a Tennessee Limited Liability Company

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:

Being Lot No. 23 on the Map of C.W. Ashcroft's Subdivision No. 11 of the Boyd McNairy Tract, of record in Book 57, page 59, register's Office for Davidson County, TN to which plat reference is hereby made for a more complete description.

Being a portion of the same property conveyed to Evolutions Recovery House from Montez Dumas, unmarried by Warranty Deed dated 11/16/11, and recorded in Instrument No. 20111117-0089776, said Davidson County Register's Office.

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 2415 Batavia Street, Nashville, TN 37208.

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 13th day of November, 2015.

M. Dumas Sr Pres.

Evolutions Transitional Living
By: Montez Dumas
Its: Director/President

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared Montez Dumas, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he/she/they executed the forgoing instrument for the purpose therein contained and who further acknowledged that he/she/they is Director/President of Evolutions Transitional Living and that he is authorized by Evolutions Transitional Living to execute this instrument on its behalf.

Witness my hand, at office, this 13th day of November, 2015.

Elizabeth Maison
Notary Public

My Commission Expires: 2-11-16

