BILL GARRETT, Davidson County
Trans:T20150099808 DEEDWARR
Recvd: 11/24/15 10:06 2 pgs
Fees:13.00 Taxes:706.70
20151124-0118962

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson
The actual consideration or value, whichever is greater, for this transfer is ~~$192,000.00~~ $191,000.00

Affiant

Subscribed and sworn to before me, this 20th day of November, 2015.

Notary Public
My commission expires: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

02-1510-49686

Address of New Owner:	Send Tax Bills to:	Tax Information:
Laurel Edmonds 1917 28th Avenue North Nashville TN 37208	new owner	081-06-0-A-020.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Argie L. Allen, unmarried, and Monica D. Edwards, Conservator of the property only for Charles L. Allen, unmarried**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Laurel Edmonds**, ** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit: ** unmarried

Land in Davidson County, Tennessee, being Lot No. 20, Resubdivision of the remainder of Lots 4 thru 8 and part of Lot 3 of the Subdivision of the east part of Lot 10 of the Harding Bosley Tract, of record in Instrument No. 20030516-0067328, as corrected in Instrument No. 20031014-0151915, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Argie L. Allen and Charles L. Allen, both married by deed from Consumer Solutions REO, LLC, dated April 21, 2008, recorded May 29, 2008, of record in Instrument No. 20080529-0054700, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1917 28th Avenue North, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 20th day of November, 2015.

Argie L. Allen

Monica D. Edwards, Conservator of the Property Only for Charles L. Allen

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Argie L. Allen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 20th day of November, 2015.

Notary Public

ARIC D. HINSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF HICKMAN

My Commission expires: 6/29/16

State of TENNESSEE
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Monica D. Edwards, Conservator for Property Only for Charles L. Allen., pursuant to Court Order, Docket# 15P-384 in the Seventh Circuit Court for Davidson County, Tennessee, at Nashville, Probate Division, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Brentwood, TN, this 20th day of November, 2015.

Notary Public

ARIC D. HINSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF HICKMAN

My Commission expires: 6/29/16