Warranty Deed

BILL GARRETT, Davidson County Trans: T20150105969 DEEDWARR Recvd: 12/15/15 16:05 2 pgs Fees: 13.00 Taxes: 481.00 20151215-0126167	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $130,000.00 C. Walsh Affiant Subscribed and sworn to before me, this the 14th day of December, 2015. Notary Public My commission expires:

CRYSTAL SANTI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 6, 2019

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Annesther Bush	Owner at Property	
1300 Priest Woods Court	Address	108-16-0-095.00
Nashville, TN 37214		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MARC GROSSMAN AND WIFE, SHIRLEY GROSSMAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ANNESTHER BUSH**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 19B on the Plan of Zone Lot Division Lots 28, 29, 19, Final Subdivision Plat Section Two of Lakeview Hills of record in Plat Book 5200, Page 710, as amended in Plat Book 5800, Page 137 and Plat Book 6235, Page 61, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Martha Lynn Stephens, unmarried by Warranty deed from Richard F. Saskowski and spouse, Jeanette L. Saskowski of record in Instrument No. 20080402-0032976 Register's Office for Davidson County, Tennessee, dated March 31, 2008 and recorded on April 02, 2008.

Being the same property conveyed to Marc Grossman and wife, Shirley Grossman by Warranty deed from Martha Lynn Stephens, unmarried of record in Instrument No. 20150312-0021058 Register's Office for Davidson County, Tennessee, dated March 05, 2015 and recorded on March 12, 2015.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1300 Priest Woods Court, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and

forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 14th day of December, 2015.

Marc Grossman

Shirley Grossman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Marc Grossman and Shirley Grossman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 14th day of December, 2015.

Notary Public

