Return to:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

(1)

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

BILL GARRETT, Davidson County
Trans:T20160007150 DEEDWARR
Recvd: 01/27/16 13:13 2 pgs
Fees:13.00 Taxes:919.45
20160127-0007905

16-0003

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $248,500.00.

Affiant

Subscribed and sworn to before me this 21st day of January, 2016.

Notary Public
My Commission Expires:

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES AUGUST 20, 2017

Address of New Owner:	Send Tax Bills to:	Tax Information:
Casey R. Brown	new owner	147-15
5003 Millerwood Drive		098.00
Nashville, TN 37211		

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, we

Patrick Griffy and Lindsay Griffy, husband and wife,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Casey Robert Brown and Natalie Brown, husband and wife,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 603 on the Plan of Section III, Whispering Hills, as of record in Book 2330, Page 169, Register's Office for Davidson County, Tennessee.

Said Lot No. 603 fronts 90 feet on the west side of Millerwood Drive, and runs back 230.6 feet on the south line and 234.7 feet on the north line, to a dead line in the rear on which it measures 90 feet.

Being the same property conveyed to Patrick Griffy and Lindsay Griffy, husband and wife by Quitclaim Deed from Patrick Griffy, an unmarried man, dated April 24, 2013 of record in Instrument No. 20130619-0062730, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **5003 Millerwood Drive, Nashville, TN 37211.**

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 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 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 our hands this 21st day of January, 2016.

Patrick Griffy

Lindsay Griffy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Patrick Griffy and Lindsay Griffy,** the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 21st day of January, 2016.

D. Shayne Adair, Notary Public
State of Tennessee at Large
My Commission Expires: 06/24/18

