BILL GARRETT, Davidson County
Trans:T20160023379 DEEDWARR
Recvd: 03/22/16 14:36 2 pgs
Fees:13.00 Taxes:1328.30
20160322-0027203

WARRANTY DEED

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $859,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of March, 2016

Notary Public

MY COMMISSION EXPIRES: 7-2-2018

(AFFIX SEAL)

ROBIN L FRIEDMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 7-2-2018

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Allison Dowdle	SAME AS OWNERS	091021A00200CO
(NAME)	(NAME)	
6203 B California Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Slegae, LLC, a Tennessee Limited Liability Company,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto ~~Allison Dowdle~~ * 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:

Unit No. B of the Horizontal Property Regime of 6203 California Cottages pursuant to Declaration of Covenants, Conditions and Restrictions of record as Instrument No. 20150317-0022687 in the Register's Office for Davidson County, Tennessee, to which referenced is made for a more complete description.

Being a portion of the same property as conveyed to Slegae, LLC, a Tennessee Limited Liability Company, by Warranty Deed dated March 3, 2015 from Jesse Joe Ferguson unmarried, Linda F. Cantrell, married, and Robert Wayne Ferguson, unmarried, of record as Instrument No. 20150306-0019623, in the Register's Office for Davidson County, Tennessee.

* Allison Jean DOWDLE, Unmarried Woman

unimproved ☐

This is improved ☑ property, known as 6203 B California Avenue, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. MT6-1222

Witness my/our hands this 14th day of March, 2016.

Slegae, LLC

By: _____
Joey D. Evans, Chief Manager

State of Tennessee
County of Davidson

Personally appeared before me **Joey D. Evans** the **Chief Manager** for Slegae, LLC, a Tennessee Limited Liability Company, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 14th day of March, 2016.

_____
Notary Public I. Dyke Tatum
My Commission Expires: 5/8/2017
File No.: 16-dowdle

