BOX 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $187,500.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31ST DAY OF MARCH, 2016. Notary Public MY COMMISSION EXPIRES: NOVEMBER 5, 2018 (AFFIX SEAL)

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSHUA C. WILSON	**SAME**	**Tract I: 108-12-0-060.00** **Tract II:108-12-0-156.00** **Tract III:108-12-0-089.00**
(NAME) **P. O. BOX 140371**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37214**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20160026490 DEEDWARR
Recvd: 04/01/16 11:33 3 pgs
Fees:18.00 Taxes:693.75
20160401-0031020

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, ROBERT H. BRASWELL AND WIFE, BARBARA L. BRASWELL,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOSHUA C. WILSON,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

****SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION OF SAID PROPERTY****

Subject to matters shown on the Plan of record in Plat Book 5200, page 739 amending Plat Book 5800, page 398 and Plat Book 6200, page 102 as amended in Plat Book 6250, page 97; Restrictive Covenants of record in Book 6153, page 427; and any and all other easements, restrictions, and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **3248, 3261, AND 3263 LAKEFORD DRIVE, NASHVILLE, TN 37214**
(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.

Witness our hands this 31st day of March, 2016.

Robert H. Braswell

ROBERT H. BRASWELL

Barbara L Braswell

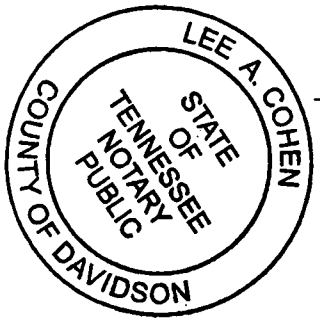
BARBARA L. BRASWELL

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 **Robert H. Braswell and Barbara L. Braswell,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 31st day of March, 2016.

My commission expires: **November 5, 2018**



Lee A. Cohen

Notary Public

EXHIBIT "A"

Tract I: Map & Parcel No. 108-12-0-060.00

Land in Davidson County, Tennessee, being Lot No. 38-A, on the map entitled Zone Lot Division Lots 38 and 121, East Lake Subdivision, Section Four, of record in Plat Book 5200, page 739 amending Plat Book 5800, page 398, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert H. Braswell and Barbara L. Braswell from Samuel J. Pierce, Jr., Secretary of Housing and Urban Development of Washington, D.C., by deed dated December 21, 1987, of record in Book 7435, page 286, said Register's Office.

This is improved property known as: 3248 Lakeford Drive, Nashville, TN 37214.

Tract II: Map & Parcel No. 108-12-0-156.00

Land in Davidson County, Tennessee, being Lot No. 119-B, on the map entitled Zone Lot Division Lots 39, 40, 42, 118, 119 & 120, Section 4, East Lake Subdivision, of record in Book 6200, page 102 as amended in Book 6250, page 97, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert H. Braswell and wife, Barbara L. Braswell from Samuel R. Pierce, Jr., Secretary of Housing and Urban Development of Washington, D.C., by deed dated December 9, 1987, of record in Book 7424, page 628, said Register's Office. Being a portion further conveyed to Barbara L. Braswell from Robert H. Braswell by Quitclaim Deed dated May 14, 2001, of record in Instrument No. 20020529-0064994, said Register's Office.

This is improved property known as: 3261 Lakeford Drive, Nashville, TN 37214.

Tract III: Map & Parcel No. 108-12-0-089.00

Land in Davidson County, Tennessee, being Lot No. 119-A, on the map entitled Zone Lot Division Lots 39, 40, 42, 118, 119 & 120, Section 4, East Lake Subdivision, of record in Book 6200, page 102 as amended in Book 6250, page 97, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert H. Braswell and wife, Barbara L. Braswell from Samuel R. Pierce, Jr., Secretary of Housing and Urban Development of Washington, D.C. by deed dated December 9, 1987, of record in Book 7424, page 639, said Register's Office. Being a portion further conveyed to Robert H. Braswell from Barbara L. Braswell, by Quitclaim Deed dated May 14, 2001, of record in Instrument No. 20020529-0064993, dated May 14, 2001, said Register's Office.

This is improved property known as: 3263 Lakeford Drive, Nashville, TN 37214.