BILL GARRETT, Davidson County
Trans:T20160053927 DEEDWARR
Recvd: 06/24/16 09:55 2 pgs
Fees:13.00 Taxes:532.80
20160624-0064524

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $144,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of June, 2016

Notary Public
My commission expires: 8-5-18

ERIN KIROUAC
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Ronald Warren 3408 Lallemand Dr Nashville, TN 37211	New Owner 204 Luna Dr. Nashville, TN 37211	148-02-0-088.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Amanda Dean Trustee of The 3408 Lallemand Drive Trust,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Ronald Warren and Donna Warren,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Luna Heights, Section Two, of record in Plat Book 2900, Page 85, 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 Paul E. White and wife, Margaret Sue White by Warranty deed from O. W. Cooper and wife, Helen B. Cooper of record in Book 4249, page 741, Register's Office for Davidson County, Tennessee, dated July 08, 1968 and recorded on July 10, 1968. The said Paul E. White died on June 30, 2014, leaving his wife, Margaret Sue White as the surviving tenant by the entirety. (Value or consideration shown in aforementioned deed $12,950.00.)

Being the same property conveyed to Trey Cain, Trustee of The 3408 Lallemand Drive Trust, from Paul E. White, Jr., Trustee of The Margaret Sue White Living Trust established by the Revocable Trust Agreement of Margaret Sue White dated July 9, 2014, by Warranty Deed and recorded on June 2, 2016 of record Instrument Number 20160602-0055869, Registers Office for Davidson County, Tennessee.

Amanda Dean being named Successor Trustee of the 3408 Lallemand Drive Trust.

This property is improved property known as 3408 Lallemand Dr, 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 Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 the 22nd day of June, 2016

The 3408 Lallemand Drive Trust

By: _____
Amanda Dean
Its: Successor Trustee

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Amanda Dean, Trustee of The 3408 Lallemand Drive Trust** the bargainor(s), 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 as **Trustee**.

Witness my hand and official seal at Franklin, Tennessee, this the 22nd day of June, 2016.

_____
Notary Public

Renee Legieza
STATE OF TENNESSEE NOTARY PUBLIC
Davidson County

My Commission expires: 7-3-17

FILE NO: 2016064540