WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160055609 DEEDWARR
Recvd: 06/29/16 15:10 2 pgs
Fees: 13.00 Taxes: 1246.90
20160629-0066569

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $337,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of June, 2016.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 18, 2018

THIS INSTRUMENT WAS PREPARED BY
Bennett & Pressley, P.C., Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Edward Oakley Brown	SWBC MORTGAGE	131 08 0B 141.00
(NAME)	(NAME)	
4400 Belmont Park Terrace, Unit 141	9311 SAN PEDRO AVE, STE	100
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	SAN ANTONIO, TX 78216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Prescott Gee Glynn, married,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Edward Oakley Brown and Carol Grace Schmidt, husband and wife**, 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:

The following described Real Estate in Williamson County, Tennessee:

Land in Davidson County, TN, being Unit No. 141 on the Plan of Arden Place, Section II, of record in Book 4675, Page 119, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James T. Glynn by Warranty Deed from Karen S. Lindsay Harrison and husband, Joseph Gregory Harrison dated September 4, 1996 and filed for record in Book 10181, page 109, Register's Office for Davidson County, Tennessee on September 6, 1996. The said James T. Glynn died testate on December 12, 1996. By Executor's Quitclaim Deed, dated March 15, 1997, recorded April 8, 1997 of record in Book 10410, page 282, said Register's Office, Prescott Gee Glynn, Executor of the Estate of James T. Glynn, Docket No. 96P-1890 in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, conveyed subject property to Prescott Gee Glynn.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

The Grantor is married but the above referenced property was never used as the primary residence.

unimproved ☐

This is improved ☑ property, known as 4400 Belmont Park Terrace, Unit 141, Nashville, TN 37215
(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 24 day of June, 2016.

Prescott Gee Glynn

State of Washington

County of King

On this 24 day of June, 2016, before me, a Notary public in and for said County and State, personally appeared Prescott Gee Glynn, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Notary Public Bellevue, WA

My Commission Expires: 6-29-19

CHERYL K. SUTTER NOTARY PUBLIC STATE OF WASHINGTON COMMISSION EXPIRES 6-29-19