WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $140,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF NOVEMBER, 2016.

Notary Public

MY COMMISSION EXPIRES: 8/20/19 (AFFIX SEAL)

MEGAN PAULUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

Y-VRES-16-743-T

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Laura Mitchell and Michael Passons	**New Owner**	
(NAME)	(NAME)	
743 Wildview Drive		**119-12-0-132.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211-1142		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **SENIOR CITIZENS, INC. DBA FIFTY FORWARD, CONSERVATOR FOR ROBERT E. BROWN,** hereinafter called the Grantor, has bargained and sold, and by these presents transfer and convey by **Order of the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket #14P-1937,** unto **LAURA MITCHELL AND MICHAEL PASSONS, TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP,** hereinafter called the Grantee, their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Section Two, Battlewood of record in Plat Book 1835, Page 95 and 96, 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 Robert E. Brown and wife, Angelene S. Brown by Warranty deed from John C. Fisher and wife, Linda Fisher of record in Book 4609, page 382, Register's Office for Davidson County, Tennessee, dated June 9, 1972 and recorded on June 12, 1972.

Being the same property conveyed to Robert Evans Brown also known as Robert E. Brown also known as Robert Brown by Final Divorce Decree (Docket No. 13D3509, Fourth Circuit Court, Davidson County, Tennessee) recorded siimultaneously herewith in Instrument No. 20161122-0123010, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:
- Subject to all matters shown on the Plan of record in Plat Book 1835, Page 95 and 96, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **743 Wildview Drive, Nashville, Tennessee 37211-1142**.

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; and we do covenant with the said GRANTEE(S) 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 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.

BILL GARRETT, Davidson County
Trans:T20160103097 DEEDWARR
Recvd: 11/22/16 08:49 2 pgs
Fees:13.00 Taxes:518.00

20161122-0123011

Witness my/our hand(s) this the 15th DAY OF NOVEMBER, 2016.

Senior Citizens, Inc. DBA Fifty Forward Conservator for Robert E. Brown

BY: Gloria Cato, Agent for Conservator, Fifty Forward
Gloria Cato
Care Team Social Worker

BY: Kristen Maloney, Agent for Conservator Fifty Forward
Kristen Maloney
Care Team Care Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appearedGLORIA CATO, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the CARE TEAM SOCIAL WORKER of SENIOR CITIZENS, INC. DBA FIFTY FORWARD CONSERVATOR FOR ROBERT E. BROWN, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as CARE TEAM SOCIAL WORKER.

Witness my hand and official seal, this the 15th of November, 2016.

Megan Paulus
Notary Public
My Commission Expires: 8/20/19
(SEAL)

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared KRISTEN MALONEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the CARE TEAM CARE MANAGER of SENIOR CITIZENS, INC. DBA FIFTY FORWARD CONSERVATOR FOR ROBERT E. BROWN, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as CARE TEAM CARE MANAGER.

Witness my hand and official seal, this the 15th of November, 2016.

Megan Paulus
Notary Public
My Commission Expires: 8/20/19
(SEAL)

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212