THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN & BRACEY, PLC.
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

BILL GARRETT, Davidson County
Trans:T20170056552 DEEDWARR
Recvd: 07/03/17 09:32 2 pgs
Fees:13.00 Taxes:725.20
20170703-0066560

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
James M. Sloan 109 Diane Court Madison, Tennessee 37115	Same	042-11-0-044.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledges, **STEVE M. SLOAN, Successor Trustee of the Earl D. Sloan and Louise H. Sloan Revocable Living Trust**, has this day bargained and sold, and does hereby transfer and convey unto the said **James M. Sloan, unmarried,** the Grantee herein, his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) 9, as shown on the map entitled Haven Acres, Section One, of record in Plat Book 2331, Page 89, 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 EARL D. SLOAN AND WIFE, LOUISE SLOAN, by deed from E.C. CHANCE AND WIFE, MELINDA E. CHANCE, GLEN H. HUFFINE AND WIFE, JO BAINES HUFFINE, EDWIN E. PRUETT AND WIFE, FRANCES ORR PRUETT AND BESSIE D. KENNEDY AND HUSBAND, J.F. KENNEDY, of record in Book 2498, Page 143, dated July 4, 1956, said Register's Office.

Being the same property conveyed to the EARL D. SLOAN AND LOUISE H. SLOAN REVOCABLE LIVING TRUST, by quitclaim deed from EARL D. SLOAN AND WIFE, LOUISE SLOAN, of record in Book 10401, Page 729, dated March 24, 1997, said Register's Office. EARL D. SLOAN having since died on or about December 19, 2004 and LOUISE SLOAN died testate on or about November 24, 2014. Also see Probate in The Seventh Circuit Court for Davidson County, Tennessee, Estate of Louise H. Sloan, Case No. 15P1329. Pursuant to the terms of The Memorandum of Trust in Book 10401, Page 728, dated March 24, 1997 STEVE M. SLOAN, was appointed Successor Trustee, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater for this transfer is **$196,000.00**.
Subscribed and sworn to before me this 16 day of June, 2017.
My Commission Expires: 12/23/2020

Affiant

Notary Public

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This is improved property located at **109 Diane Court, Madison, Davidson County, Tennessee 37115**.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his (successors), heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 16 day of June, 2017.

SUCCESSOR TRUSTEE

Steve M. Sloan, Successor Trustee of the Earl D. Sloan and Louise H. Sloan Revocable Living Trust

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **STEVE M. SLOAN, Successor Trustee of the Earl D. Sloan and Louise H. Sloan Revocable Living Trust,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 16 day of June, 2017.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC
My Commission Expires: 12/23/2020