THIS INSTRUMENT PREPARED BY: FAITH TITLE AND ESCROW, INC. 2236 NEW HOPE ROAD HENDERSONVILLE, TN 37075 FILE NO. 171389 Bill Garrett Davidson County Batch# 16778 DEEDWARR 10/23/2017 12:04:25 PM 2 pgs Fees: $13.00 Taxes: $962.00 20171023-0108321	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for the transfer is $260,000.00. Affiant Subscribed and sworn before me, this 19th day of October, 2017. Notary Public My Commission Expires:

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires March 8, 2021

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
ELEANOR V. STEFANO 3514 KENNEDY AVENUE NASHVILLE, TN 37216	Franklin American Mtg Co. 6100 Tower Circle, Ste 600 Franklin, TN 37067	Map/Parcel: 07203023800

FOR AND IN CONSDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, **NATALIE E. CREWS, AN UNMARRIED WOMAN**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **ELEANOR V. STEFANO, AN UNMARRIED WOMAN**, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 2 on the plan of a revised sub. of Lots No. 3 and No. 4 of the East Nashville Golf Club Property, of record in Book 547, Page 138, 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 from Rudi Barman to Natalie E. Crews, by Warranty Deed dated the 21st day of February , 2008, of record in Instrument Number 20080304-0021256, Register's Office for Davidson County, Tennessee.

This is improved property known as 3514 KENNEDY AVENUE, NASHVILLE, TN 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of October, 2017.

NATALIE E. CREWS

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **NATALIE E. CREWS**, known to me or satisfactory proved to be the person(s) whose name(s) he/she/they subscribed to the within instrument and who acknowledge that he/she/they executed the same for the purposed therein contained.

Witness my hand, at office, this 19th day of October, 2017.

Notary Public
My Commission Expires: 10/24/17

JENNIFER QUINN
STATE OF TENNESSEE NOTARY PUBLIC