Bill Garrett Davidson County
Batch# 17758 DEEDWARR
10/25/2017 09:56:37 AM 3 pgs
Fees: $18.00 Taxes: $1,905.49
20171025-0109323

This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
3200 West End Avenue, Suite 500
Nashville, TN 37203
TN BPR # 11639
P 615.414.1368 F 615.915.4964
brian@brianpaynelaw.com

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $514,995.00.

JAnderson
Affiant

Subscribed and sworn to before me, this 10 day of October, 2017.

Janderson
Notary Public
My commission expires: _____

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
BRENT M. FREEMAN 240 CHEROKEE ROAD NASHVILLE, TN 37205	New Owner	103-12 43

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BILL WEEKS, INDIVIDUALLY, AS DEVISEE OF THE ESTATE OF DONALD EUGENE MARVIN, DECEASED, AND AS EXECUTOR OF THE ESTATE OF DONALD EUGENE MARVIN, DECEASED, AND MARK MARVIN, MATT MARVIN, BRIAN PEARCE, BRAD PEARCE, JENNIFER SCHMIDT, AND JEAN THOMPSON, DEVISEES OF THE ESTATE OF DONALD EUGENE MARVIN, DECEASED,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **BRENT M. FREEMAN AND ERICA R. FREEMAN, HUSBAND AND WIFE,** hereinafter called the Grantees, their successors and assigns, a 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. 52 BLOCK "I" AS SHOWN ON THE PLAN OF CHEROKEE PARK, SECTION,3, AS OF RECORD IN BOOK 843, PAGES 2 AND 3, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO 52 FRONTS 60 FEET ON THE EASTERLY SIDE OF CHEROKEE ROAD AND RUN BACK 186.12 FEET ON THE NORTHERLY LINE AND 132.15 FEET ON THE SOUTHERLY LINE TO A REAR LINE MEASURING 80.45 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO DONALD E. MARVIN, UNMARRIED, BY WARRANTY DEED FROM ELTA JANE PLUMLEE, A WIDOW, DATED FEBRUARY 11, 1974, OF RECORD IN BOOK 4793, PAGE 512, DAVIDSON COUNTY REGISTER OF DEEDS.

DONALD E. MARVIN, AKA DONALD EUGENE MARVIN, DIED TESTATE ON AUGUST 9, 2016, LEAVING BILL WEEKS, MARK MARVIN, MATT MARVIN, BRIAN PEARCE, BRAD PEARCE, JENNIFER SCHMIDT, AND JEAN THOMPSON AS HIS DEVISEES

PURSUANT TO HIS LAST WILL AND TESTAMENT. THE ESTATE OF DONALD EUGENE MARVIN IS PROBATED IN THE SEVENTH DISTRICT CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE (PROBATE DIVISION) DOCKET NO. 161503, LETTERS TESTAMENTARY BEING ISSUED TO BILL WEEKS.

See Power of Attorney for Mark Marvin of record in Instrument No. 20171025-0109317

See Power of Attorney for Matt Marvin of record in Instrument No. 20171025-0109318

See Power of Attorney for Brian Pearce of record in Instrument No. 20171025-0109319

See Power of Attorney for Brad Pearce of record in Instrument No. 20171025-0109320

See Power of Attorney for Jennifer Schmidt of record in Instrument No. 20171025-0109321

See Power of Attorney for Jean Thompson of record in Instrument No. 20171025-0109322

This property is improved property known as 240 Cherokee Road, Nashville, TN 37205

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind themselves, their heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 20th day of October, 2017.

Bill Weeks

Bill Weeks, Individually and as Executor of the Estate of Donald Eugene Marvin, deceased

Mark Marvin by Bill Weeks, his attorney in fact

Mark Marvin by Bill Weeks, his attorney in fact

Matt Marvin by Bill Weeks, his attorney in fact

Matt Marvin by Bill Weeks, his attorney in fact

Brian Pearce by Bill Weeks, his attorney in fact

Brian Pearce by Bill Weeks, his attorney in fact

Brad Pearce by Bill Weeks, his attorney in fact

Brad Pearce by Bill Weeks, his attorney in fact

Jennifer Schmidt by Bill Weeks, her attorney in fact

Jennifer Schmidt by Bill Weeks, her attorney in fact

Jean Thompson by Bill Weeks, her attorney in fact

Jean Thompson by Bill Weeks, her attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Bill Weeks, 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, and further acknowledged that he is the duly appointed Executor of the Estate of Donald E. Marvin, deceased, and as such Executor executed the within instrument, and as such Executor is authorized to execute the within instrument for the purposes therein contained. Bill Weeks also acknowledged that he is the duly appointed attorney in fact for Mark Marvin, Matt Marvin, Brian Pearce, Brad Pearce, Jennifer Schmidt, and Jean Thompson and as such attorney in fact execute the within instrument for the purposes stated therein, and as such attorney in fact had authority to do so.

Witness my hand in NASHVILLE, TENNESSEE, this 20th day of October, 2017.

BRIAN PAYNE, Notary Public

My Commission expires: 11/04/18 (seal)

BRIAN PAYNE
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY