Bill Garrett Davidson County
Batch# 33390 DEEDWARR
12/05/2017 01:13:20 PM 2 pgs
Fees: $13.00 Taxes: $2,288.45
20171205-0124051

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $618.500.00.

Affiant

Subscribed and sworn before me this the 6th day of December, 2017.

Notary Public
My commission expires: 12/1/2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
James Robin Barrick 4117 Crestridge Drive Nashville, TN 37204	New Owner	132-05-0 033.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JEFFREY SPARK, AN UNMARRIED MAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to JAMES ROBIN BARRICK, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 53 on the Map of Brookhaven Estates, as of record in Book 1835, pages 49, 50 and 51, Register's Office for Davidson County, Tennessee.

Said Lot No. 53 fronts 130 feet on the northerly side of Crestridge Drive and runs back between lines 280 feet on the easterly side and 265.5 feet on the westerly side to a dead line which measures 95 feet.

Being the same property conveyed to Gail L. Addlestone and Jeffrey Spark, wife and husband, by deed dated 09/29/2005 from Elizabeth Wight, a single woman, of record in Instrument No. 20051003-0118775, said Register's Office.

Gail L. Addlestone died on July 22, 2007 leaving Jeffrey Spark surviving tenant by entirety.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 4117 Crestridge Drive, Nashville, TN 37204.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 4th day of December, 2017.

Jeffrey Spark

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jeffrey Spark, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 4th day of December, 2017.

My commission expires: 9-10-2018

BENJAMIN SEAMON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public