Bill Garrett Davidson County
Batch# 84197 DEEDWARR
04/24/2018 10:11:17 AM 2 pgs
Fees: $13.00 Taxes: $777.00

20180424-0038451

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$210,000.00** (Two Hundred Ten Thousand).

AFFIANT

Subscribed to and sworn before me this 16th day of April, 2018.

NOTARY PUBLIC MY COMMISSION EXPIRES:

JEFFREY M. GRISSIM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY (NOTARY SEAL)

My Commission Expires SEPT 7, 2020

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
SN Developments, LLC 591 Brewer Drive Nashville, TN 37211	SAME AS NEW OWNER	14714010200

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **PATIENCE CLEMENTS, A SINGLE WOMAN**, HEREINAFTER CALLED THE **GRANTOR(S)**, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **SN DEVELOPMENTS, LLC**, HEREINAFTER CALLED THE **GRANTEE(S)**, THEIR HEIRS 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. 337 on the Map of Whispering Hills Subdivision, Section II-B, as of record in Book 2331, Page 155, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Terry W. Chenowith and Patience Clements, as joint tenants with rights of survivorship, by deed from Wakefield Investments, a partnership composed of David F. Osborne and Roy B. Osborne of record in Book 6562, page 315, and further conveyed to Patience Clements by deed from Terry W. Chenowith by deed recorded in Book 7740, page 418, dated December 30, 1988 and recorded December 30, 1988, Register's Office for Davidson County, Tennessee.

Being also known as 591 Brewer Drive, Nashville, Tennessee 37211.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

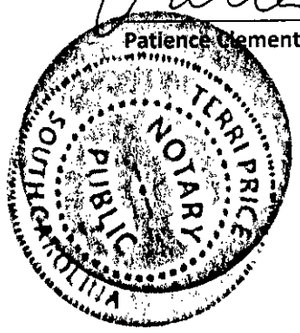
This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **591 BREWER DRIVE** **NASHVILLE, TN 37211**

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. 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, this 16th day of April, 2018

Patience Clements

Patience Clements



STATE OF SOUTH CAROLINA)
COUNTY OF Charleston)

On this 16th day of April, 2018, before me, the undersigned, a Notary Public in and for said County and State, personally **Patience Clements** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 16th day of April, 2018.

Teri Price

Notary Public

Commission Expires: 03/05/28