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

CAVAN MCCANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 18, 2022

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater is $91,801.00.

Patricia Seymour
Affiant

Subscribed and sworn before me this the 21st day of December, 2018.

Notary Public
My commission expires: 9/18/22

Karen Y Johnson Davidson County
Batch# 179001 **DEEDWARR**
12/31/2018 09:19:55 AM 2 pgs
Fees: $13.00 Taxes: $339.66

20181231-0126081

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Patricia Seymour 910 Drummond Dr. Nashville, TN 37211	Patricia Seymour 402 Lynn Dr. Nashville, TN 37211	119-16-0 068.00

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, BARBARA PEWITT, AN UNMARRIED WOMAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to PATRICIA SEYMOUR, AN UNMARRIED WOMAN, 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. 160 on the Plan of Battlewood, Section II, as of record in Book 1835 Pages 95 and 96, Register's Office for Davidson County, Tennessee. Said Lot No. 160 fronts 100 feet on the easterly side of Drummond Drive and runs back between parallel lines 200 feet to the right-of-way of the N.C. & ST. L. Railroad.

Being the same property conveyed to Barbara Pewitt by deed dated 10/29/2016, from Barbara Pewitt, Personal Representative of the Estate of Randy Pewitt, Davidson County Probate Court Docket No. 14P768 pursuant to Letters Testamentary issued on May 22, 2014, of record in Instrument No. 20161109-0118688, said Register's Office.

Also being the same property conveyed to Randy Pewitt, married, by Quitclaim Deed dated June 15, 2006, from Randy Pewitt, of record in Instrument No. 20060621-0074058, said Register's Office.

Also being the same property conveyed to Randy Pewitt by Warranty Deed dated June 11, 1993, from Margaret E. Arnold, an unmarried person, of record in Book 8983, Page 98, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 910 Drummond Dr., 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 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 21st day of December, 2018.

Barbara Pewitt

Barbara Pewitt

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Barbara Pewitt, 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 21st day of December, 2018.

My commission expires: 9/18/22

Notary Public

