THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203 P19-26171	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 749,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF June, 2019. Notary Public MY COMMISSION EXPIRES: March 3, 2020 (AFFIX SEAL)

Karen Johnson Davidson County
Batch# 245254 DEEDWARR
06/19/2019 09:19:47 AM 2 pgs
Fees: $13.00 Taxes: $2,771.30
20190619-0058884

PRISCILLA C. URBANEK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Myra J. Barbre, Trustee of the	New Owner	MAP
6648 Clearbrook Drive		PARCEL 129-10-0-059.00
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Ralph M. Greenbaum, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Myra J. Barbre, Trustee of the Myra J. Barbre Restated Revocable Trust Agreement, dated October 3, 2014**

HEREINAFTER CALLED THE GRANTEES, 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. 28 on the Plan of West Meade Park, Inc., Section One of record in Plat Book 2900, Page (s)103 and 104, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning on the Westerly margin of Clearbrook Drive at the corner of Lots Nos. 28 and 29; thence with the line between said two lots Westwardly 196.9 feet to the corner of Lots Nos. 28, 29, and 41; thence with the line between Lots Nos. 28 and 41, Northerly 146 feet to the Southerly margin of Carnavon Parkway; thence with the same, Easterly 187.4 feet to the beginning of a curve; thence around said curve having a radius of 25 feet, Southeasterly 39.3 feet to the Westerly margin of Clearbrook Drive; thence with same, Southerly 219.6 feet to the beginning.

Being the same property conveyed to Ralph M. Greenbaum and wife, Raye Ann Greenbaum by Warranty deed from Norman M. Lipman and wife, Annette N. Lipman of record in Book 4509, page 729, Register's Office for Davidson County, Tennessee, dated June 07, 1971 and recorded on June 10, 1971. The said Raye Ann Greenbaun having since died on August 12, 2016.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **6648 Clearbrook Drive, 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 and assigns forever; and we do covenant with the said GRANTEES 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 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 the 11th day of June, 2019.

Ralph M. Greenbaum

Ralph M. Greenbaum

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ralph M. Greenbaum** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 11th day of June, 2019.

My Commission expires: March 3, 2020

Notary Public

R. L. MOORE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON