BILL GARRETT, Davidson County
Trans:T20110042985 DEEDWARR
Recvd: 07/18/11 10:11 2 pgs
Fees:13.00 Taxes:473.60
20110718-0054553

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027
File No.: TN110383

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $128,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th day of July, 2011.

NOTARY PUBLIC

My commission expires: 8-4-14

HUNTLY GORDON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur C. Bradfield et ux 2618 Airpark Drive Nashville, TN 37206	Same address as new owner	084010044.00

FOR AND IN CONSIDERATION of the sum of One Hundred Twenty Eight Thousand and 00/100 Dollars ($128,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **E. DAVID JARIS AND WIFE, ALEXANDRA S. JARIS**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **ARTHUR C. BRADFIELD AND WIFE, SARAH ELAINE HEARLD**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being lot number 42, on the Plan of Dugger Heights, Section 3, of record in Book 1835, page 54, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to E. David Jaris and wife, Alexandra S. Jaris, by Cash Deed from Jack Kemp, Secretary of Housing and Urban Development of Washington, D.C., dated 10/15/1992, recorded 10/26/1992, of record in Book 8766, pages 108-110, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on plat of record in Book 1835, page 54, any and all restrictive covenants and other matters of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2011 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS, this the 13th day of July, 2011.

E. DAVID JARIS

ALEXANDRA S. JARIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, E. David Jaris and Alexandra S. Jaris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 13th day of July, 2011.

Notary Public

HUNTLY GORDON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Printed Notary Name

My commission expires: 8-24-14