This instrument was prepared by:
DLO Title, LLC
256 Seaboard Lane Suite F-103
Franklin, TN 37067
2011060017

Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1616 Westgate Circle, Ste 202
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, is $89,040.00

Sworn to and subscribed before me this 18th day of July, 2011.

Affiant

Notary Public May 18, 2014

BILL GARRETT, Davidson County
Trans:T20110043613 DEEDWARR
Recvd: 07/20/11 08:22 2 pgs
Fees:13.00 Taxes:329.45
20110720-0055319

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:
Sam H. Miller and
Jessica S. Miller
511 Village Court
Nashville, TN 37206

Send Tax Bills to:
New Owner

Map-Parcel Numbers:
094-010-271.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Jeffrey L. Price, married**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Samuel H Miller and Jessica S. Miller, husband & wife,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Revised Plan of Shelby Village No. One, of record in Book 1835, Page 63, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jeffrey L. Price, unmarried by deed from Alexis M. Springer, unmarried of record in Instrument Number 20080611-0060195, in the Register's Office for Davidson County, Tennessee, dated June 5, 2008.

Tia A. Price joins in the execution of this instrument to convey any interest she might have in the property to the Grantees as spouse of Jeffrey L. Price.

This is improved property known as **511 Village Court, Nashville, TN 37206.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand, this18th day of July, 2011.

Jeffrey L. Price

Tia A. Price

STATE OF Tennessee
COUNTY OF Wiliamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, Jeffrey L. Price and wife, Tia A. Price the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of July, 2011.

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 6, 2011