BILL GARRETT, Davidson County
Trans:T20110067362 DEEDWARR
Recvd: 10/27/11 11:21 2 pgs
Fees:13.00 Taxes:425.50
20111027-0083617

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $115,000.00

Affiant

TRACEY PERRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES
March 3, 2015

Subscribed and sworn to before me, this 21st day of October, 2011.

Tracey Perry
Notary Public
My commission expires: 3-3-15

06-1109-74418

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Shanielle J. Keesee 1270 Goodmorning Dr. Nashville TN 37207	New Owner	041-07-0 003.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Gregory T. Welsh, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Shanielle J. Keesee, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in the 10th Civil District of Davidson County, Tennessee, being Lot No. 15 on the Plan of Bell Knob Subdivision, of record in Plat Book 2854, Page 116, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Gregory T. Welsh by Deed from Union Planters Bank, National Association dated January 5, 2004 and recorded January 16, 2004 in Instrument No. 20040116-0006772, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Crystal Harbison, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

This property is improved property known as 1270 Goodmorning Dr., Nashville, TN 37207

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 21st day of October, 2011.

Gregory T. Welsh

Crystal Harbison

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Gregory T. Welsh, 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 in Mt. Juliet, TN, this 21st day of October, 2011.

Notary Public
State of Tennessee at Large

My Commission expires 1-17-12

KATHLEEN A. TOMLINSON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires January 17, 2012

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Crystal Harbison, 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 in Mt. Juliet, TN, this 20 day of October, 2011.

Notary Public
State of Tennessee at Large

My Commission expires 1-17-12

KATHLEEN A. TOMLINSON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires January 17, 2012