Return To:

Prepared by:
Security Title & Escrow Company, LLC
1517 Hatcher Ln.
Columbia, TN 38401

BILL GARRETT, Davidson County
Trans:T20110072692 DEEDWARR
Recvd: 11/17/11 10:41 2 pgs
Fees:13.00 Taxes:111.00
20111117-0089868

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between Ohio Investments, LLC, FIRST PARTY, which expression shall include successors and assigns, and Rodger D. Hammersley, Jr., unmarried, SECOND PARTY, which expression shall include successors and assigns.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

> Located in Davidson County, Tennessee and being Lot No. 295, Section 2, Joywood Heights Subdivision of record in Plat Book 1130, Page 92-93, Register's Office of Davidson County, Tennessee.
>
> Being the same property conveyed to Ohio Investments, LLC by deed dated September 29, 2011 and recorded in instrument 20111005-0077435, Register's Office of Davidson County, Tennessee.
>
> Map & Parcel 07104003600

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with All rights, titles, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that it is lawfully seized and possessed of said real estate in fee simple, that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in Davidson County, Tennessee Register of Deeds Office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever .

IN WITNESS WHEREOF, this conveyance has been executed on the 15 day of November, 2011.

Ohio Investments, LLC

By: Lucille Ann Baer, Operations Manager

Printed Name: Lucille Ann Baer

Title: Operations Manager

STATE OF OHIO

COUNTY OF CLARK

Personally appeared before me, the undersigned, Lucille Ann Baer, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the Operations Manager of Ohio Investments, LLC, and is authorized by the makers to execute this instrument on behalf of the makers.

WITNESS my hand, at office, this the 15th day of November, 2011.

Mitchell N. Artis
Notary Public

My commission expires: 9/26/16

MITCHELL N. ARTIS
NOTARY PUBLIC
STATE OF OHIO
CLARK COUNTY
My Comm. Exp.
September 26, 2016

STATE OF ~~TENNESSEE~~ ~~OHIO~~ Tennessee (W)

COUNTY OF ~~Clark~~ Maury

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 30,000.00.

Affiant

Subscribed and sworn to before me, this 15 day of November, 2011.

My commission expires: March 12, 2014

KIM OWANNER
NOTARY PUBLIC
STATE OF TENNESSEE
MAURY COUNTY
My Commission Expires March 12, 2014

Notary Public

NEW PROPERTY OWNER:
Rodger D. Hammersley, Jr.
2627 Woody Hill Dr.
Nashville, TN 37207

PERSON RESPONSIBLE FOR TAXES:
SAME