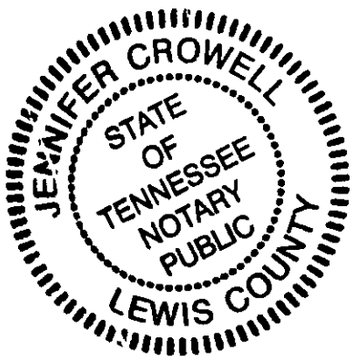


STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $$64,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February, 2 012.

NOTARY PUBLIC:

MY COMMISSION EXPIRES: 3/18/14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Kennedy 2115 Sanborn Dr Nashville, TN 37210	Daniel Kennedy 609 German Lane Franklin TN 37064	Map 095 10 0 Parcel 081.00

For and in 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, we,

Eric Sox and James Roberts

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Jonathan D. Kennedy, unmarried

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:

Being Lot No. 115 on the Plan of Elm Hill Acres, Section 2 of record in Book 2331, Page 68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

Being the same property conveyed to Eric Sox and James Roberts, by deed from Recontrust Company N.A., dated 01/20/2012, of record in Instrument No. 20120123-0006194 Register's Office for Davidson County, TN.

Investment property only, the Grantor has never resided at subject property and in not subject to homestead exemption.

This conveyance is made subject to the following:
1) 2012 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is ☐un ☒improved property known as: 2115 Sanborn Dr, Nashville, TN 37210
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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(s) this 10th day of February, 2 012.

Eric Sox

James Roberts

BILL GARRETT, Davidson County
Trans: T20120012595 DEEDWARR
Recvd: 02/21/12 14:00 2 pgs
Fees: 13.00 Taxes: 237.73

20120221-0014824

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Eric Sox and James Roberts, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of February, 2012.

NOTARY PUBLIC

My Commission Expires: 3-3-2015

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PLEASE RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027