Bk/ 36 25404

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 30505-03-2012** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $950,000.00. Affiant Subscribed and sworn to before me this 18th day of April, 2012. Notary Public My Commission Expires: My Commission Expires MAY 8, 2012

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Richard Jones Julie C. Jones 219 Hillwood Boulevard Nashville, TN 37205	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 103 140 07400

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Stephen R. Hough and wife, Jackie F. Hough**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Richard Leon Jones and Julie C. Jones, husband and wife,** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 219 Hillwood Boulevard, Nashville, TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20120028707 DEEDWARR
Recvd: 04/19/12 14:21 3 pgs
Fees:18.00 Taxes:3515.00
20120419-0033688

IN WITNESS WHEREOF, Grantor has executed this instrument on the 18th day of April, 2012.

Stephen R. Hough

Jackie F. Hough

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Stephen R. Hough and Jackie F. Hough**, 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, at office, this 18th day of April, 2012.

Notary Public

My Commission Expires:

GEORGE E. MUDDER JR.
NOTARY PUBLIC
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 8, 2012

EXHIBIT "A"

Land in Davidson County, Tennessee, being the westerly 120 feet of Lot No. 4 and the easterly 60 feet of Lot No. 5 of Block "E" on the Plan of Hillwood Estates Subdivision of Blocks "A", "B", "C", "D" and "E", of record in Book 1835, page 59, Register's Office for said County.

Said parts of Lot Nos. 4 and 5 front together 180 feet on the southerly side of Hillwood Drive and extend back 209 feet, more or less, on the easterly line and 202 feet, more or less, on the westerly line to a dead line, being the northerly line of Lot Nos. 20 and 21, measuring 155 feet thereon.

Being the same property conveyed to Stephen R. Hough and wife, Jackie F. Hough, by deed dated June 2, 2003, from Michael L. McNally and wife, Jean Ann McNally, of record in Instrument No. 20030611-0080469, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2012, which have been prorated and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 1835, page 59, Register's Office for Davidson County, Tennessee.