Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $338,000.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF May, 2012.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires September 9, 2014

R-VRES-12-2807

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas M. Revere & Adele D. Revere	new owner	
108 Mayberry Court 2807 Westmoreland Drive	(NAME)	
(ADDRESS) Franklin, TN 37064 Nashville/TN 37212/	(ADDRESS)	104-14-91.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we CAROL LYNN DRIVER, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DOUGLAS M. REVERE, *and Adele D. Revere, husband and wife hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY HALF OF LOT NO. 34 ON THE PLAN OF BRANSFORD REALTY COMPANY'S SUBDIVISION OF WESTMORELAND OF RECORD IN BOOK 421, PAGE 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

SAID PART OF LOT NO. 34 FRONTS 35.0 FEET ON THE SOUTHERLY MARGIN OF WESTMORELAND DRIVE AND EXTENDS BACK 174.0 FEET ON THE EASTERLY LINE AND 177.0 FEET, MORE OR LESS, ON THE WESTERLY LINE TO A DEAD LINE AT AN ALLEY IN THE REAR MEASURING 47.0 FEET THEREON

BEING THE SAME PROPERTY CONVEYED TO CAROL LYNN DRIVER, UNMARRIED BY DEED FROM RICKEY EUGENE CAVENDER AND WIFE DEBORAH D. CAVENDER OF RECORD IN INSTRUMENT 200006010054428, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED MAY 25, 2001. AND BEING THE SAME PROPERTY CONVEYED TO CAROL LYNN DRIVER AND JOHN G. WINSLOW, WIFE AND HUSBAND BY QUITCLAIM DEED FROM CAROL LYNN DRIVER, A NOW MARRIED WOMAN AND HER SPOUSE, JOHN C. WINSLOW OF RECORD IN INSTRUMENT 200711260136575, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED NOVEMBER 16, 2007. AND BEING THE SAME PROPERTY CONVEYED TO CAROL LYNN DRIVER, UNMARRIED BY QUITCLAIM DEED FROM JOHN G. WINSLOW, UNMARRIED OF RECORD IN INSTRUMENT 201011040088487, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED OCTOBER 25, 2010.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 2807 Westmoreland Drive, Nashville, Tennessee 37212
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20120040883 DEEDWARR
Recvd: 06/04/12 13:31 2 pgs
Fees:13.00 Taxes:1250.60
20120604-0048435

Witness my/our hand(s) this 30th day of May, 2012.

Carol Lynn Driver

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carol Lynn Driver, the within named bargainor, with whom I am personally acquainted (or 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 and official seal, this the 30th day of May, 2012.

Notary Public

My Commission Expires: 01/07/2013



RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903