RETURN TO / PREPARED BY:
First Title and Escrow Company, Inc.
2000 Richard Jones Rd., Ste. 110
Nashville, TN 37215
FTEC File # 30582
(Davidson County File Box 9-B)

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, is $210,000.00

Affiant

Subscribed and sworn before me this the 19th day of June, 2012.

Notary Public
My commission expires: May 16, 2015

TERESA MEEK
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

BILL GARRETT, Davidson County
Trans: T20120046222 DEEDWARR
Recvd: 06/22/12 09:58 2 pgs
Fees: 13.00 Taxes: 777.00
20120622-0054815

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Robin A Perry 1002 Noelton Ave #A Nashville, TN 37204	Farmington Financial Group, LLC 2002 Richard Jones Rd., #300A Nashville, TN 37215	118-9-Parcel 264

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CHRISTOPHER SCOTT LEE AND KRISTIN LEE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to ROBIN A PERRY, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 3-B on the Plan of Zone Lot Division of Lots 1 and 3, Binkley Subdivision, as of record in Plat Book 6200, page 325, amended in Plat Book 6250, Page 697, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Christopher Scott Lee and wife, Kristin Lee by QuitClaim Deed from Christopher Scott Lee of record in Instrument No. 20081210-0119006 dated December 5th, 2008, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS _X___ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 1002 Noelton Ave #A, Nashville, TN 37204.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 19th day of June, 2012.

Christopher Scott Lee

Kristin Lee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christopher Scott Lee and Kristin Lee, 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 and official seal this 19th day of June, 2012.

My commission expires: 09/09/14

Notary Public

