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. 30671-06-2012** File Box 9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $240,000.00. Affiant Subscribed and sworn to before me this 27th day of July, 2012. Notary Public My Commission Expires:

KELLY E. BACON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Robin G. Sasseville 1545 Battlefield Drive Nashville, TN 37215	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 117 080 27000

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, **Thomas Dawson McGough V, married**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Robin G. Sasseville, unmarried** ("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 1545 Battlefield Drive, Nashville, TN 37215

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.

Leah Thomas McGough, spouse of Thomas Dawson McGough V, joins in the execution of this instrument to convey any marital interest she may have in subject property.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 27th day of July, 2012.

Thomas Dawson McGough V by: Robert M. Diehl, Attorney-In-Fact

Thomas Dawson McGough V
BY: Robert M. Diehl, Attorney-In-Fact

Leah Thomas McGough V by: Robert M. Diehl, Attorney-In-Fact

Leah Thomas McGough
BY: Robert M. Diehl, Attorney-In-Fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Robert M. Diehl**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said **Thomas Dawson McGough V and Leah Thomas McGough** and is authorized by the said **Thomas Dawson McGough V and Leah Thomas McGough** to execute this instrument on their behalf.

Witness my hand, at office, this 27th day of July, 2012

Notary Public

My Commission Expires:

KELLY E. BACON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 6, 2014

BILL GARRETT, Davidson County
Trans:T20120055700 DEEDWARR
Recvd: 07/30/12 11:10 2 pgs
Fees:13.00 Taxes:888.00

20120730-0066820

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Galecrest No. 2, Block G, of record in Book 1424, page 19, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Thomas Dawson McGough, V, unmarried, by deed dated July 13, 2009, from Trustees of Phillips Chapel C.M.E. Church, of record in Instrument No. 20090715-0066442, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2012, which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 1424, page 19, Register's Office for Davidson County, Tennessee.