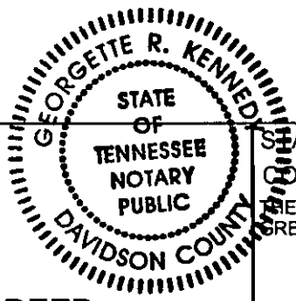
(3)



WARRANTY DEED

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Affiant

Subscribed and sworn to before me, this 27th DAY OF July, 2012.

Notary Public

MY COMMISSION EXPIRES: 05-06-13
(AFFIX SEAL)

G-BM-12-1309

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
Angela Thompson	Synovus Mortgage Corp.	
1309 McKennie Avenue	(NAME) 2204 Lakeshore Drive #325	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Birmingham, AL 35209	83-1-288.00
(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, we HOWARD H. JONES, MARRIED AND HOWARD W. JONES III, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ANGELA THOMPSON AND HUSBAND TIMOTHY J. THOMPSON, 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 LOT NO. 20 AND THE EASTERLY ONE-HALF (1/2) OF LOT 21 OF THE PLAN OF JOHN W. LOVES SUBDIVISION OF GREENWOOD, OF RECORD IN BOOK 332, PAGE 4, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 20 AND PART OF LOT NO. 21 FRONT TOGETHER 75.0 FEET ON THE NORTH SIDE OF MCKENNIE AVENUE AND RUN BACK 174.4 FEET ON THE EAST LINE OF LOT NO. 20 AND 171.85 FEET, MORE OR LESS, ON THE WEST LINE OF PART OF LOT NO. 21 TO AN ALLEY, ON WHICH THEY MEASURE 75.0 FEET.

BEING THE SAME PROPERTY CONVEYED TO HOWARD H. JONES AND HOWARD W. JONES, III, TENANTS IN COMMONS WITH RIGHT OF SURVIVORSHIP BY WARRANTY DEED FROM THERESA MARIE FLICEK, UNMARRIED, RECORDED ON THE 15TH DAY OF JULY, 2011 IN INSTRUMENT NO. 20110715-0054409, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

SARA SAGARIN SPOUSE OF HOWARD H. JONES AND PATRICIA H. JONES SPOUSE OF HOWARD W. JONES, III JOIN IN THIS CONVEYANCE TO CONVEY ANY AND ALL MARITAL INTEREST THEY MAY HAVE TO SAID PROPERTY.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2012 AND SUBSEQUENT YEARS; ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 332, PAGE 4 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 1309 McKennie Avenue, Nashville, Tennessee 37206
(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:T20120056963 DEEDWARR
Recvd: 08/02/12 09:53 2 pgs
Fees:13.00 Taxes:1017.50



20120802-0068341

Witness my/our hand(s) this 27th day of July, 2012.

Howard H. Jones by Laura Mitchell, attorney-in-fact
Howard H. Jones by Laura Mitchell,
Attorney in Fact

Sarah Sagarin by Laura Mitchell, attorney-in-fact
Sarah Sagarin by Laura Mitchell,
Attorney in Fact

Howard W. Jones III by Laura Mitchell, attorney-in-fact
Howard W. Jones III by Laura Mitchell,
Attorney in Fact

Patricia H. Jones by Laura Mitchell, attorney-in-fact
Patricia H. Jones by Laura Mitchell,
Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 27th day of July, 2012, before me personally appeared Laura Mitchell to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Howard H. Jones and Sarah Sagarin and Howard W. Jones III and Patricia H. Jones and who acknowledged she executed the same as the free act and deed of the said Howard H. Jones and Sarah Sagarin and Howard W. Jones III and Patricia H. Jones.

Witness my hand and official seal, this the 27th day of July, 2012.

Megan Paulus
Notary Public

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-9-16

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