WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120057258 DEEDWARR
Recvd: 08/02/12 15:15 2 pgs
Fees:13.00 Taxes:1585.45

20120802-0068737

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $428,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JULY 2012.

Notary Public

MY COMMISSION EXPIRES: 9.8.13
(AFFIX SEAL)

GREGORY LEE FAULKNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Broker Title & Escrow, LLC, 58 Music Square West, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jan Simmons	Peoples Home Equity, Inc.	117-07-0A-125 CO
(NAME)	(NAME)	
2168 Golf Club Lane	215 Maryland Way, Suite 101	
(ADDRESS)	Brentwood, TN 37027	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, WILLIAM DALTON CASTLEMAN, JR., **UMMARRIED** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAN SIMMONS, UNMARRIED,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVISON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 125, as shown on the Plan of Gloucester Square, as of record in Plat Book 4460, Page 50, Register's Office for Davidson County, Tennessee, to which Plan reference is made for a complete description of said lot.

Being the same property conveyed to WILLIAM DALTON CASTLEMAN, JR., UNMARRIED, by deed from ELLA B. BURRUS, A WIDOW, of record as Instrument No. 20021031-0133502, dated October 25, 2002, said Register's Office.

This is:						
Improved	property, known as	2168 Golf Club Lane		Nashville, TN 37215		
		(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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. Witness our hands this 26th day of July 2012.

William D. Castleman, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **William Dalton Castleman, Jr.,** 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 foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, on this 26 day of July 2012.

Notary Public

My Commission Expires:

9.8.13

GREGORY LEE FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON