Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Parkway W Suite 100
Smyrna, TN 37167

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $100,000.00

Delores Morris Collins
Affiant

Subscribed and sworn to before me, this 15th day of August, 2012.

Paige B. Mayercik
Notary Public
My commission expires: 11/22/14

04-1202-54245

Address of New Owner:	Send Tax Bills to:	Tax Information
Delores M. Collins 1724 Londonview Pike Antioch TN 37013	Magna Bank P. O. Box 17257 Memphis, TN 38187-0257	151-10-0-A-161.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Stephen L. Smith, III and wife, S. Monique Kammerling-Smith, hereinafter referred to as Grantor, have bargained and sold, and do hereby transfer and convey to Delores M. Collins, unmarried, hereinafter called the Grantee, her successors and assigns, a 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. 130, on the Plan of Phase Two, Villages of Long Hunter, of record in Instrument No: 20020515-0059732, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stephen L. Smith, III, a married person by Warranty Deed from Ole South Properties, Inc., of record in Instrument No. 20030124-0010277, in the Register's Office for Davidson County, Tennessee.

Further conveyed to Stephen L. Smith, III and wife, S. Monique Kammerling-Smith by Quitclaim Deed from Stephan L. Smith, III, a married person of record in Instrument No: 20080213-0014250 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1724 Londonview Pike, Antioch, TN 37013

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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:T20120067980 DEEDWARR
Recvd: 09/11/12 09:38 2 pgs
Fees:13.00 Taxes:370.00

20120911-0082214

WITNESS my hand this 6th day of August, 2012.

8-22-12

Stephen L. Smith, III

S. Monique Kammerling-Smith

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Stephen L. Smith, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 22nd day of August, 2012.

Paige B. Mayercik
State of Tennessee at Large

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

My Commission expires 11/22/14

STATE OF FLORIDA
COUNTY OF Sarasota

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, S. Monique Kammerling-Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in ~~Smyrna, TN,~~ SMKS this 6th day of August, 2012.
Sarasota, FL.

Notary Public

My Commission expires: April 13, 2014

MICHAEL D LONAS
Notary Public - State of Florida
My Comm. Expires Apr 13, 2014
Commission # DD 981802
Bonded Through National Notary Assn.