This Instrument Was Prepared By:
Stockton Title and Escrow, LLC
471 Humphreys St.
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20120069281 DEEDWARR
Recvd: 09/14/12 11:10 2 pgs
Fees:13.00 Taxes:873.20
20120914-0083588

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Melody Kesler Quinn and Kevin Joseph Quinn** (hereinafter collectively referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Jason Yoder*** (hereinafter referred to as "Grantee") its successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit: * and Jennifer Yoder, Husband and Wife

LAND in Davidson County, Tennessee, being Lot No. 68 on the Plan of Section Two, Valley West, of record in Plat Book 3600, Page 86, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Melody Kesler Quinn and husband, Kevin Joseph Quinn by Warranty Deed from James R. Rawls and wife, Kay R. Rawls, dated 7/25/03 and recorded 8/7/03 in Instrument Number 20030807-0112751; as re-recorded on 6/18/04 in Instrument Number 20040618-0072274, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 12th day of September, 2012.

Melody Kesler Quinn

Kevin Joseph Quinn

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Melody Kesler Quinn and Kevin Joseph Quinn ~~by Melody Kesler Quinn as attorney in fact~~** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 12th day of ~~September~~, 2012.

Notary Public

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 06-21-2016

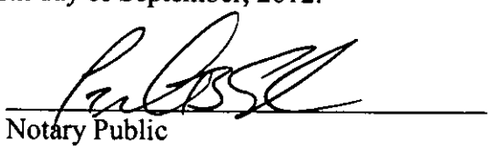
STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$236,000.00** which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.



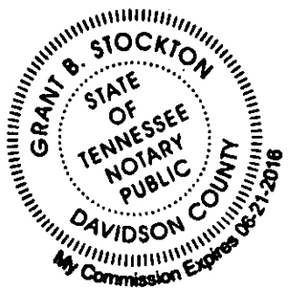
Affiant

Sworn to and subscribed before me this 12th day of September, 2012.



Notary Public

My Commission Expires:_____



Map and Parcel: 142-11-0-018.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Jason Yoder
7165 Willow Creek Drive
Nashville, TN 37221