THIS INSTRUMENT PREPARED BY:
Curphey & Badger Law: Debbie Lang
28100 US Hwy 19 North, Suite 300
Clearwater, FL 33761

Davidson County DEEDWARR
Recvd: 10/23/12 11:29 4 pgs
Fees:22.00 Taxes:0.00
20121023-0097007

New Owner(s) Address and mail tax statements to:
Robert B. McKelvey & Sara R. McKelvey
313 Antioch Pike
Nashville, TN 37211

Property Tax ID#: 13302028100
File #: 4002590-JD

W1359/455 **WARRANTY DEED**

This instrument, made and entered into on this the 6th day of March, 2012, by and between ROBERT B. MCKELVEY, a married man, herein joined by his spouse, SARA R. MCKELVEY, as Grantors, and ROBERT B. MCKELVEY and SARA R. MCKELVEY, husband and wife, whose address is 313 Antioch Pike, Nashville, TN 37211, Grantees.

Witnesseth:

That for and in consideration of the sum of $0.00 and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, the Grantor have this day bargained and sold, and by these presents, does hereby sell, transfer and convey unto the said Grantee, Grantees' successors and assigns, the following described real estate:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY 48 FEET OF LOT NO. 7 ON THE MAP OF NOLEN HEIGHTS OF RECORD IN BOOK 332, PAGE 122, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

SAID PART OF LOT NO. 7 FRONTS 48 FEET ON THE SOUTHERLY SIDE OF ANTIOCH PIKE, FORMERLY THE MILL CREEK VALLEY PIKE AND RUNS BACK PARALLEL LINES 160 FEET TO AN ALLEY.

BEING THE SAME PARCEL CONVEYED TO ROBERT B. MCKELVEY FROM CLEO FORGY. BY VIRTUE OF A DEED DATED 3/10/2003, RECORDED 3/18/2003, AS INSTRUMENT NO. 20030318-0035938 COUNTY OF DAVIDSON, STATE OF TENNESSEE.

Assessor's Parcel No: 13302028100
Commonly known as 313 Antioch Pike, Nashville, TN 37211

To have and to hold unto the said Grantee, Grantees' successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantee, Grantors' successors and assigns, that Grantor is lawfully seized and possessed of the premises above conveyed, and have a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that the Grantor, will forever warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever

RBM SRM

Recording requested by: LSI
When recorded return to :
Custom Recording Solutions
5 Peters Canyon Road Suite 200
Irvine, CA 92606 W1359/455
800-756-3524 Ext. 5011

In witness whereof, this Grantor has hereunto set a hand and seal on this the date first above written.

Witness

Printed Name

ROBERT B. MCKELVEY

SARA R. MCKELVEY

Witness

Printed Name

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainer, ROBERT B. MCKELVEY and SARA R. MCKELVEY, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged and executed the within instrument as Grantor's free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 9th day of March, 2012.

Notary Public
My Commission Expires

CAROL DI GIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
September 9, 2014

I or We, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is ~~$514,500.00~~ $158,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 9th day of March, 2012.

Notary Public
My Commission Expires:

CAROL DI GIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
September 9, 2014

Name and Address of Property Owner:
ROBERT B. & SARA R. MCKELVEY
313 ANTIOCH PIKE
NASHVILLE, TN 37211

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
ROBERT B. & SARA R. MCKELVEY
313 ANTIOCH PIKE
NASHVILLE, TN 37211

AFFIDAVIT OF VALUE

STATE OF California)

COUNTY OF Orange)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 22 day of October, 2012.

(Affix Seal)

Affiant

TYMIA C. GUNN
COMM. #1890637
Notary Public - California
Los Angeles County
My Comm. Expires May 23, 2014

Tymia C Gunn
Notary Public
Tymia C. Gunn

My Commission Expires: May 23, 2014

True Copy Certification

I, Jessica Villa, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature
Jessica Villa

State of California

County of Orange

On 10/22/2012 personally appeared before me, Tymia C. Gunn, a notary public for this county and state, Jessica Villa who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
Tymia C. Gunn

My Commission Expires May 23, 2014

Notary's Seal (if on paper)

