ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Jimmy T. Wells	New Owner	
907 Clark Street		Map and Parcel
Old Hickory, TN 37138		71-4-12.00

This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Deborah Lynn Keith, for her lifetime, and at her death, Thomas Matthew Keith and Ambra Lynn Keith,in equal shares, per stirpes, or to the survivor of them** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **Jimmy T. Wells, a married person** (The "Grantee"), his and/or assigns certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 215, Plan of Section "A" on the plan of E. I. Dupont De Nemours and Company's Subdivision, Village of Old Hickory, as shown on plat of record in Plat Book 1424, page 68, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Donald T. Presley and wife, Sandra J. Presley to Robert D. Gibson, Jr. And wife, Deborah Lynn Gibson in Deed Book 4781, page 345 and Quitclaim Deed from Cyril V. Fraser, Trustee to Deborah Lynn Keith, for her lifetime, and at her death, to Thomas Matthew Keith and Ambra Lynn Keith, in equal shares, per stirpes, or to the survivor of them of record in Deed Book 6208, page 430, said Register's Office for Davidson County, Tennessee.

Power of Attorney for **Ambra Lynn Keith** is being recorded simultaneously herewith. Ambra Lynn Keith is also known as Ambra Lynn Keith-Hunter. Deborah Lynn Keith is also known as Deborah Lynn Arnold
This conveyance is subject to the following:

1. Taxes for the year 2013 and subsequent years.
2. Any and all matters appearing as shown on the plat of Plan of Section "A" on the Plan of E. I. Dupont De Nemours and Company's Subdivision, Village of Old Hickory, of record in Plat Book 1424, page 68, said Register's Office.

AM

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $35,000.00.

Jimmy T. Wells
Affiant

Subscribed and sworn to before me this 14 day of November, 2012.

ROBERT JOHN NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires MAY 6, 2013

BILL GARRETT, Davidson County
Trans:T20120086821 DEEDWARR
Recvd: 11/14/12 11:02 3 pgs
Fees:18.00 Taxes:129.50

20121114-0104768

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and/or assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and/or assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and/or assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 13th day of November, 2012

Ambra Lynn Keith

By: Deborah Lynn Keith, Attorney in Fact

Deborah Lynn Keith

Thomas Matthew Keith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Deborah Lynn Keith with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing instrument on behalf of Amber Lynn Keith and who acknowledged that she executed the same as the free act and deed of the said Amber Lynn Keith.

WITNESS my hand and official seal at Nashville, Tennessee, this 13 day of November, 2012.

ROBERT JOHN NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

STATE OF TENNESSEE Commission Expires MAY 6, 2013
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Deborah Lynn Keith with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 13th day of November, 2012.

ROBERT JOHN NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

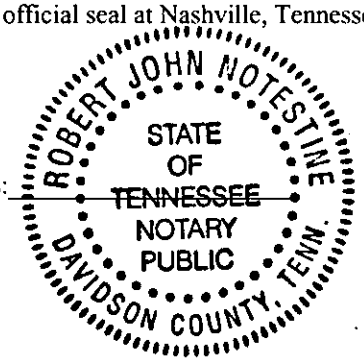
My Commission Expires:

My Commission Expires MAY 6, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Thomas Matthew Keith with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 13th day of November, 2012.



Notary Public

My Commission Expires: My Commission Expires MAY 6, 2013