Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1615 Westgate Circle, Ste 202
Brentwood, TN 37027

# WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $345,000.00

Jayfer Namam
Affiant

Subscribed and sworn to before me this 17th DAY OF January, 2013.

Tara Jones
Notary Public

My Commission Expires September 9, 2014
MY COMMISSION EXPIRES:

(AFFIX SEAL)

TARA JONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

R-FC-12-4302

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

| ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME) | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Whitney A. Jones | New Owner | |
| 4302 Gray Oaks Dr. (ADDRESS) | (NAME) (ADDRESS) | |
| Nashville, TN 37204 (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | 132-05-0-102.00 |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we JASON D. PERRY AND STACY S. PERRY, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WHITNEY A. JONES, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that 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. 37 ON THE PLAN OF SECTION NO. 2, GLENDALE PARK OF RECORD IN PLAT BOOK 1130, PAGE 61, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO JASON D. PERRY AND STACY S. PERRY, HUSBAND AND WIFE, BY DEED FROM DAVID HELTON AND WIFE, HEATHER HELTON, OF RECORD IN INSTRUMENT NUMBER 20110215-0013002 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED FEBRUARY 4, 2011.

THIS CONVEYANCE IS SUBJECT TO A) 2012 PROPERTY TAXES AND SUBSEQUENT YEARS; B) INSTRUMENTS OF RECORD IN PLAT BOOK 1130, PAGE 61; BOOK 4100, PAGE 136, SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved ( X ) property, known as 4302 Gray Oaks Dr., Nashville, Tennessee 37204
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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:T20130006158 DEEDWARR
Recvd: 01/23/13 09:57 2 pgs
Fees:13.00 Taxes:1276.50
20130123-0007319

Witness my/our hand(s) this 17th day of January, 2013.

Jason D. Perry

Stacy S. Perry

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jason D. Perry and Stacy S. Perry, the within named bargainor, 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 within instrument for the purposes therein contained.

Witness my hand and official seal, this the 17th day of January, 2013.

Notary Public

My Commission Expires:

(SEAL)




**RETURN TO:**
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903