File Box 9-B

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson,** **an Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **(615) 383-4429**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $115,000.00. Walton C. Akers Affiant Subscribed and sworn to before me, this 5th day of February, 2013. GEORGE E. MUDTER JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires MAY 13, 2015 Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner: Rogers Caldwell P. O. Box 50673 Nashville, TN 37205	Send Tax Bills to New Owner	Tax Information: 130 010 A 03300 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Walton C. Akers, Successor Trustee under Agreement for Meredith Caldwell Children ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to Rogers Caldwell ("Grantee"), his heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 116 Harding Place, Unit D-9, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, his heirs and assigns, forever.

And Grantor covenants that she is lawfully seised and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds herself, her successors and assigns, to warrant and forever defend the title to said real estate to Grantee, his heirs and assigns, against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 5th day of February, 2013.

Walton C. Akers, Successor Trustee
Walton C. Akers, Successor Trustee

BILL GARRETT, Davidson County
Trans:T20130010168 DEEDWARR
Recvd: 02/06/13 09:52 3 pgs
Fees:18.00 Taxes:425.50
20130206-0012233

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Walton C. Akers, Successor Trustee, with whom I am personally acquainted, and who acknowledged that she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand at office this 5th day of February, 2013.

Notary Public



My Commission Expires: _____

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.
NO INDEPENDENT TITLE EXAMINATION WAS MADE.

Exhibit "A"

Land in Davidson County, Tennessee, being Unit D-9, Belle Meade Terrace, 116 Harding Place, as of record in Plat Book 5200, page 325, Register's Office for Davidson County, Tennessee.

Being part of Lot No. 160 on the Plan of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Book 421, pages 94 and 95, said Register's Office, and part of the westerly part of Lot No. 3 on an unregistered plat of J. O. Leake's Belle Meade Tract, described according to a copy of survey made by Barge, Waggoner & Sumner, Engineers, dated July 17, 1963.

Being the same property conveyed to Mrs. Walton C. Akers, Successor Trustee under Agreement for Meredith Caldwell Children, by deed dated May 30, 2002, from Third National Bank in Nashville, Trustee under Agreement for Meredith Caldwell Children, of record as Instrument No. 20020605-0068124, Register's Office for Davidson County, Tennessee. Mrs. Walton C. Akers and Walton C. Akers are one and the same person.

This conveyance is made subject to:

1. Taxes for 2013, which have been prorated and assumed by Grantee.

2. Master Deed and By-Laws of Belle Meade Terrace, of record in Book 5730, pages 27 through 66, Register's Office for Davidson County, Tennessee.