	STATE OF TENNESSEE COUNTY OF The actual consideration or value, whichever is greater, for this transfer is $148,500.00. Affiant Subscribed and sworn to before me, this the 28 day of February, 2013. Notary Public My commission expires: 6-26-16

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Nancy Hamm	NEW OWNER	083-040-268.00
2616 Solon Drive		
Nashville, TN 37206		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Peter L. McNamee and Patricia A. McNamee, HUSBAND & WIFE

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Nancy Hamm and Tom Hamm, HUSBAND & WIFE

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A 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. 12 on the Plan of Rosebank Terrace, Section II, as shown on plat of record in Plat Book 5210, Page 31, in the Register's Office for Davidson County, TN, to which plat reference is hereby made for a more particular description.Being the same property conveyed to Peter L. McNamee, married and Patricia A. McNamee, married, tenants in common with rights of survivorship by Deed from Brandon Tucker, unmarried of record at Instrument No. 200811210114713, Register's Office for Davidson County, Tennessee, dated November 12, 2008 and recorded on November 21, 2008.

This conveyance is subject to all covenants, conditions, restrictions, easements, agreements, planning documents and other matters of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__X__) unimproved (____) property known as 2616 Solon Drive, Nashville, TN 37206.

BILL GARRETT, Davidson County
Trans:T20130017019 DEEDWARR
Recvd: 03/01/13 09:21 2 pgs
Fees:13.00 Taxes:549.45

20130301-0020514

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.

WITNESS MY/OUR HANDS EFFECTIVE AS OF February 22, 2013:

Peter L. McNamee

Patricia A. McNamee

STATE OF	)	**INDIVIDUAL**
	)	**ACKNOWLEDGEMENT**
COUNTY OF	)	

Personally appeared before me, a Notary Public of said County and State, Peter L. McNamee and Patricia A. McNamee, the within named Grantor(s), 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, at office, this the 22 day of February, 2013.

My Commission Expires: 07/13/16

Notary Public

CARLA JAY ORTLOFF NOTARIAL SEAL STATE OF MONTANA

CARLA JAY ORTLOFF
NOTARY PUBLIC for the
State of Montana
Residing at Helena, Montana
My Commission Expires
July 13, 2016

20131052R