File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20130039012 DEEDWARR
Recvd: 05/09/13 14:13 2 pgs
Fees:13.00 Taxes:823.25
20130509-0047155

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 52490
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Tess Feinberg Jonathan Kiskaddon 5509 Tennessee Avenue Nashville, TN 37209	Shelter Mortgage Company, LLC 2550 Meridian Bouldvard, Suite 100 Frinklin, Tennessee 37067

TAX MAP-PARCEL NUMBERS: 91-6-281

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$222,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Mark Hayes, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Tess Feinbery and Jonathan Kiskaddon hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 1420 of Block 201 on the Plan of Map Showing Extension of Plan No. 1, West Nashville, of record in Book 57, Page 173, Register's Office for said County.

Said Lot No. 1420 fronts 25 feet on the southerly margin of Tennessee Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Mark Hayes by deed from Leo Elton Demoss, Jr., dated November 16, 2012, recorded November 20, 2012 in Instrument No. 20121120-0107172, Register's Office for Davidson County, Tennessee.

Subject property is not now, and never has been the residence of the grantor herein, nor any spouse or assigns.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2013, and subsequent years; The Plan, with Owner's Certificate, of record in Book 57 Page 173, said Register's Office, to which reference is hereby made for a more complete description.

This is improved property, known as: 5509 Tennessee Avenue, Nashville, Tennessee 37209

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 8TH day of May, 2013.

Mark Hayes

State of TENNESSEE
County of DAVIDSON

On this 8TH day of May, 2013 , before me the undersigned authority, personally appeared Mark Hayes, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 3/7/2017

Notary

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $222,500.00

Affiant

Sworn and subscribed before me this the 8TH day of May, 2013

My Commission Expires: 3/7/2017

Notary Public

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.