Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $327,500.00

Affiant

Subscribed and sworn to before me, this 24 day of May 2013.

Notary Public
My commission expires: 5-28-13

JESSICA N. BROOKS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20130044019 DEEDWARR
Recvd: 05/28/13 09:04 2 pgs
Fees:13.00 Taxes:1211.75
20130528-0053244

Address of New Owner:	Send Tax Bills to:	Tax Information
Jennifer Ives 3905 Park Avenue Nashville, TN 37209	NEW OWNER	09213011000

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jonathan W. Haire and wife, Victoria Case and Noel Irvin Bullock and wife, Ellen Kathleen Bullock,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Jennifer Ives, a single person,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 3 of Block 15 on the Plan of Charlotte Park Company's addition of record in Book 57, pages 160 and 161, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Said Lot No. 3 fronts 50 feet on the southerly margin of First Avenue, now Park Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Jonathan W. Haire, a single person, as tenants in common with 50% ownership, and Noel Irvin Bullock and spouse, Ellen Kathleen Bullock, as tenants in common with 50% ownership by Warranty Deed from Mark M. Brown and spouse, Mary Elizabeth Link, dated October 16, 2008 and recorded in Instrument No. 20081020-0105359, Register's Office for Davidson Coutny, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 3905 Park Avenue, Nashville, TN 37209

Victoria Case joins in this instrument to convey any and all marital interest she has in the subject property.

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 24th day of May, 2013.

Jonathan W. Haire

Victoria Case

Noel Irvin Bullock

Ellen Kathleen Bullock

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jonathan W. Haire and Noel Irvin Bullock and Ellen Kathleen Bullock,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

* AND VICTORIA CASE

Witness my hand and official seal at Franklin, Tennessee, this the 24th day of May, 2013.

Notary Public

My Commission expires: 6-23-14

HENRY E. RAGLE, IV
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jonathan W. Haire**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the attorney-in-fact for **Victoria Case** and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the attorney-in-fact for **Victoria Case.**

Witness my hand and official seal at Franklin, Tennessee, this the 24th day of May, 2013.

HEH

Notary Public

My Commission expires: 6-23-14

HENRY E. RAGLE, IV
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

FILE NO: 2013052550