File Box 9-B

Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075
13-0115HV

BILL GARRETT, Davidson County
Trans:T20130054091 DEEDWARR
Recvd: 06/26/13 10:12 2 pgs
Fees:13.00 Taxes:821.40
20130626-0065568

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $222,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 26th day of June, 2013.

Notary Public
Commission Expires: 1/6/14

KELLY E. BACON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 6, 2014

Address of New Owner	Send Tax Bills To:	Map & Parcel
Ian St. Pe Brown 4204 Kings Court Nashville, TN 37218	PHH Mortgage ATTN: Tax Department P.O. Box 5459 Mt. Laurel, NJ 08054-5459	058-15-0-018.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Harold W. Jordan and wife, Geraldine C. Jordan

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ian St. Pe Brown

HEREINAFTER CALLED THE GRANTEES, 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. 9 on the Plan of Royal Crest Subdivision, as of record in Book 3700, Page 86, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Harold W. Jordan and wife, Geraldine C. Jordan by Warranty Deed from Lloyd Elam and wife, Clara Elam, dated December 29, 2004 and recorded December 30, 2004 in Instrument No. 20041230-0154359, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 4204 Kings Court, Nashville, TN 37218.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 25th day of June, 2013.

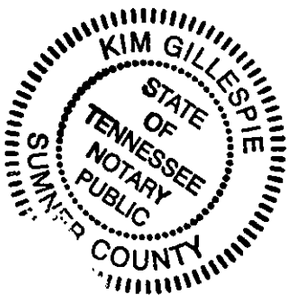
Harold W. Jordan by Clara Elam, Attorney in Fact
Harold W. Jordan by Clara Elam, Attorney in Fact

Geraldine C. Jordan by Clara Elam, Attorney in Fact
Geraldine C. Jordan by Clara Elam, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Clara Elam**, 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, and who further acknowledged that she is the attorney in fact for **Harold W. Jordan and wife, Geraldine C. Jordan** and that she is authorized by **Harold W. Jordan and wife, Geraldine C. Jordan** to execute this instrument on their behalf.

Witness my hand and official seal at Hendersonville, Tennessee this 25th day of June, 2013.



Kim Gillespie
Notary Public
My Commission Expires: 10-18-16

(Notary Seal)