Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20130056453 DEEDWARR
Recvd: 07/02/13 16:08 3 pgs
Fees:18.00 Taxes:1983.20
20130702-0068565

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
712472 HANSCOMB
Veronica Sprute

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) William R. Raymer	(NAME) New owner	091-16-0-389.00
(STREET ADDRESS OR ROUTE NUMBER) 4302 Dakota Avenue	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Nashville, TN 37209	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Kevin D. Hanscomb, an unmarried man have this day bargained and sold, and do hereby transfer and convey unto the said William R. Raymer and Kimberly L. Raymer* the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows: *husband and wife

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF Williamson The actual consideration or value whichever is greater, for this transfer is $ 536,000.00

Affiant Jaylyn Norman

Subscribed and sworn to before me this the 28th day of June 2013.

Notary Public Tara Jones

My commission expires: My Commission Expires September 9, 2014

TARA JONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY (Affix Seal)

This is unimproved ( ), known as 4302 Dakota Avenue, Nashville, TN 37209
improved XX

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 14 day of May, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Kevin D Hanscomb

Kevin D. Hanscomb

STATE OF
COUNTY OF

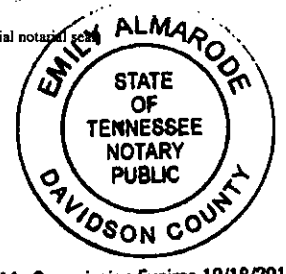
Personally appeared before me, Emily Almarode, a Notary Public in and for said County and State, Kevin D. Hanscomb, the within named bargainor Single (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14 day of May, 2013.

Emily Almarode

Notary Public
My Commission Expires: 10-18-16

(This area for official notarial seal)



My Commission Expires 10/18/2016

FRS File No.: 712472 Customer File No.: HANSCOMB Kevin D. Hanscomb

EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 203 on the Plan of Block 10, Charlotte Park Company's First Addition of record in Plat Book 57, Page 103, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kevin D. Hanscomb by Warranty Deed from House Reworks, Inc. of record at Instrument No. 20080429-0043516, dated April 24, 2008 and recorded on April 29, 2008, in the Register's Office for Davidson County, Tennessee.