WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 308,000.00

Brandy Bogle Lester
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of July, 2013

Notary Public:

MY COMMISSION EXPIRES: 9-9-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Kevin D. Fireline	NEW OWNER	Parcel ID:
3609 Fairmeadows Court		180040B11200CO
Nashville, TN 37211		

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, we

Brandy Bogle Lester and husband, Adam G. Lester

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Kevin D. Fireline and wife, Kristi A. Fireline
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:

BEING Lot No. 122, Brookview Forest Subdivision, Phase IV, as shown on plat of record in Plat shown in Instrument 20061107-0138639, Register's Office, Davidson County, TN, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Brandy Bogle Lester and Adam G. Lester, wife and husband, by deed from Drees Premier Homes, Inc., an Ohio Corporation, of record in Instrument 20070615-0071742, Register's Office for said County, dated June 12, 2007.

This conveyance is subject to Restrictions and By-Laws of record in Instrument 20030829-0125803, Instrument 20050505-0050962, said Register's Office.

This conveyance is made subject to: (1) 2013 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Instrument 20061107-0138639, said Register's Office.

The signature of Adam G. Lester is signed by his duly appointed Attorney-in-Fact, Brandy Bogle Lester, pursuant to the Power of Attorney of record in Instrument 20130717-0073838, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3609 Fairmeadows Court, Nashville, TN 37211

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 do 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 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 hands this 16th day of July, 2013.

Brandy Bogle Lester

Adam G. Lester By: Brandy Bogle Lester, as atty-in-fact
Adam G. Lester
By: Brandy Bogle Lester, as Attorney-in-Fact

BILL GARRETT, Davidson County
Trans:T20130060836 DEEDWARR
Recvd: 07/17/13 11:06 2 pgs
Fees:13.00 Taxes:1139.60
20130717-0073839

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brandy Bogle Lester with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of July, 2013.

My Commission Expires: 9-9-14

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Brandy Bogle Lester, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Adam G. Lester as his Attorney in Fact as the free act and deed of the within named Adam G. Lester.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of July, 2013.

My Commission Expires: 9-9-14

Notary Public