THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20130065039 DEEDWARR
Recvd: 07/30/13 13:32 2 pgs
Fees:13.00 Taxes:980.50

20130730-0079221

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 265,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 2013.

Notary Public

MY COMMISSION EXPIRES: March 8, 2014

(AFFIX SEAL)

DAVIDSON COUNTY NOTARY PUBLIC AT LARGE TENN

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joshua T. Allen and Katherine H. Allen	Primary Residential Mortgage, Inc.	
1130 Brookmeade Drive	101 Winner's Circle	13104021300
Nashville, TN 37204	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Robert K. Lamons, married,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Joshua T. Allen and wife, Katherine H. Allen,**

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 Duncanwood of record in Plat Book 1424, Page 139, 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 Robert K. Lamons by Deed from Margaret D. Lamons of record at Instrument No. 20091214-0113585, Register's Office for Davidson County, Tennessee, dated November 4, 2009 and recorded on December 14, 2009; and

Being the same property conveyed to Robert K. Lamons and Wife, Margaret D. Lamons by Warranty Deed from Amy E. Smotherman, unmarried filed in Instrument Number 20050310-0026691, Register's Office for Davidson

The property conveyed herein has never been the marital residence of Grantor and Grantor's spouse.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **1130 Brookmeade Drive, Nashville, TN 37204.**

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 my hand this the 26th day of July, 2013.

Robert K. Lamons by Mary P. Kelly, Attorney-In-Fact

Robert K. Lamons by Mary P. Kelly, Attorney-in-Fact Pursuant to
Power of Attorney recorded in Instrument No. 20130730-0079220, R.O.D.C., TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, **Mary P. Kelly**, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument on behalf of **Robert K. Lamons,** and who acknowledged thats he executed the same as the free act and deed of **Robert K. Lamons.** Witness my hand and official seal this 26th day of July, 2013.

Notary Public

My Commission Expires: March 5, 2016

DAVIDSON COUNTY, TENN
R. L. MOORE
NOTARY PUBLIC AT LARGE