RECORD AND RETURN TO:
SUMNER TITLE & ESCROW LLC
131 INDIAN LAKE BLVD #200
HENDERSONVILLE TN 37075

WARRANTY DEED

RM13-1418

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $410,000.00

Rebecca Campbell
Affiant

Subscribed and sworn to before me, this 12th DAY OF August, 2013.

Vicki Dutton
Notary Public

MY COMMISSION EXPIRES: 3/1/16
(AFFIX SEAL)

VICKI DUTTON NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William A. Fisher	Pinnacle National Bank (NAME)	
1418 Woodland Street (ADDRESS)	150 3rd Avenue South, Ste. 900 (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, Tn. 37201 (CITY) (STATE) (ZIP)	083-09-426.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JILL KARES, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WILLIAM A. FISHER, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being the northerly part of Lot No. 10 of Block "A", on the Plan of Lindsley Home Place, as of record in Book 161, Page 120, said Register's Office and in Book No. 2, Page 92, Chancery Court in Nashville, Tennessee, being described as follows:

Said part of Lot No. 10 fronts 50 feet on the southerly side of Woodland Street, and runs back between parallel lines, with the westerly margin of 15th Street 150 feet to a private alley.

Being the same property conveyed to Greg Kares and Jill Kares, husband and wife, by Warranty Deed from John A. Gardner and Andrea Zone of record in Instrument No. 20050415-0042038, Register's Office for Davidson County, Tennessee, dated April 7, 2005 and recorded on April 15, 2005 .

Being the same property conveyed to Jill Kares by Quitclaim Deed from Greg Kares of record in Instrument No. 20130425-0041225, Register's Office for Davidson County, Tennessee, dated April 19, 2013 and recorded on April 25, 2013.

This conveyance is subject to A) 2013 property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 161, page 120, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1418 Woodland Street, Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and we do covenant with the said GRANTEE(S) 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 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.

BILL GARRETT, Davidson County
Trans:T20130072534 DEEDWARR
Recvd: 08/22/13 10:00 2 pgs
Fees:13.00 Taxes:1517.00
20130822-0088498

Witness my/our hand(s) this 12th day of August, 2013.

Jill Kares

STATE OF Tennessee
COUNTY OF Davidson

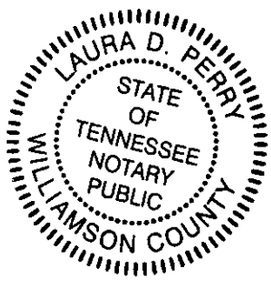
On this the 12th day of August, 2013, before me personally appeared Jill Kares, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 12th day of August, 2013.

Notary Public

My Commission Expires: 10.11.15

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton I
Franklin, TN 37067
Phone: (615)599-9959