WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $220,000.00.

Abigail L Flittner
Affiant

Subscribed and sworn to me on October 18, 2013.

NOTARY PUBLIC
My Commission Expires: 2/23/15

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

THIS INSTRUMENT WAS PREPARED BY:
Community Title Company, LLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Joshua Gilmore and Abigail L. Flittner 604 Rochelle Drive Nashville, TN 37220	Churchill Mortgage Corporation 761 Old Hickory Blvd, Ste. 400 Brentwood, TN 37027	146-15-0 104.00

Davidson County DEEDWARR
Recvd: 10/23/13 10:52 3 pgs
Fees:18.00 Taxes:814.00
20131023-0110411

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, The Estate of Dorothy Cortner Harvey, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Joshua Gilmore and Abigail L. Flittner, joint tenants with right of survivorship, hereinafter called **"GRANTEES,"** their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot 27, HAILEYWOOD ESTATES, SECTION II, as shown on plat of record in Plat Book 2331, Page 81, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.
>
> Being the same property conveyed to Raymond R. Harvey and wife, Dorothy Cortner Harvey by Warranty Deed from Thomas C. Summers, recorded on the 17th day of November, 1955 in Deed Book 2483, Page 228, in the Register's Office of Davidson County, Tennessee.
>
> Raymond R. Harvey died on March, 17, 1988, leaving Dorothy Cortner Harvey as the sole owner of the property. Dorothy Cortner Harvey died on May 12, 2013. Her estate is currently being administered in the Seventh Circuit Court for Davidson County, Tennessee Docket # 13P1082. Brenda Reeder was appointed by the court as the Executrix of the Estate.
>
> The property being conveyed is also known as 604 Rochelle Drive, Nashville, TN 37220.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

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 successors and assigns, forever, and GRANTOR does covenant with the said GRANTEES they 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 GRANTOR does further covenant and bind themselves, its heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, their successors 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.

Brenda Reeder, Executrix of the Estate of Dorothy Cortner Harvey

STATE OF Florida)
COUNTY OF Okaloosa)

Personally appeared before me, the undersigned Notary Public in and for said county and state, the within named, Brenda Reeder, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Executrix of the Estate of Dorothy Cortner Harvey, the within named bargainor, and that she as such Executrix executed the foregoing instrument for the purposes therein contained, by signing for the Estate of Dorothy Cortner Harvey by herself as Executrix.

WITNESS MY HAND AND OFFICIAL SEAL, this the 7th day of October 2013.

NOTARY PUBLIC

My Commission Expires:

SERITA LINDSEY
Notary Public - State of Florida
My Comm. Expires Dec 11, 2015
Commission # EE 124983
Bonded Through National Notary Assn.

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 2/23/15.

