39-B

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| **THIS INSTRUMENT PREPARED BY:**<br>**Mudter & Patterson**<br>**An Association of Attorneys**<br>**2000 Richard Jones Road**<br>**Suite 110**<br>**Nashville, Tennessee 37215**<br><br>**Record & Return To:**<br>**First Title & Escrow Co., Inc.**<br>**FTEC File No. 31402-08-2013** | STATE OF TENNESSEE, COUNTY OF DAVIDSON:<br><br>The actual consideration or value, whichever is greater, for this transfer is: $1,500,000.00.<br><br>Affiant<br><br>Subscribed and sworn to before me this 1st day of November, 2013.<br><br>Notary Public<br><br>My Commission Expires: 5/20/14 |

ANGELA POSTON WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

# WARRANTY DEED

| | | |
|---|---|---|
| **Address New Owner:**<br>Jason Owen, Trustee<br>~~5335 Stanford Drive~~ P.O. Box 340020<br>Nashville, TN ~~37215~~ 37203 | **Send Tax Bills To:**<br>OWNER | **Tax Information:**<br>Map and Parcel No.:<br>131 130 02100 |

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Thomas G. Cigarran and wife, Constance J. Cigarran**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jason Wayne Owen, Trustee of the Jason Wayne Owen Revocable Trust dated October 10, 2008** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5335 Stanford Drive, Nashville, TN 37215

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, Grantor has executed this instrument on the 1st day of November, 2013.

Thomas G. Cigarran

Constance J. Cigarran

BILL GARRETT, Davidson County
Trans:T20130094521 DEEDWARR
Recvd: 11/05/13 12:38 3 pgs
Fees:18.00 Taxes:5550.00

20131105-0114794

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Thomas G. Cigarran and Constance J. Cigarran**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of November, 2013.

Notary Public

My Commission Expires:

**My Commission Expires:**
**June 21, 2016**



# EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of Lot No. 33 of The Plan of Westwood, as of record in Plat Book 974, page 6, revised in Plat Book 974, page 14, and Plat Book 5190, page 476, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Thomas G. Cigarran and wife, Constance J. Cigarran, by deed dated June 22, 1978, from John W. McMahan and wife, Catherine B. McMahan, of record in 5315, page 895, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2014, a lien, but not yet due and payable. Map and Parcel No. 131 130 02100.
2. All matters appearing on the Plan of record as Book 974, page 6, revised in Book 974, page 14, and Book 5190, page 476, Register's Office for Davidson County, Tennessee.
3. Terms and conditions of that certain Lease and Service Agreement by and between Les Moore AAA Alarms, as Lessor, and Thomas Cigarran as Lessee, a memorandum of which appears of record in Book 5886, page 77, Register's Office for Davidson County, Tennessee.