THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31507-10-2013** File Box 9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $2,800,000.00 Affiant Subscribed and sworn to before me this 7th day of November, 2013. Notary Public My Commission Expires: My Commission Expires MAY 3, 2016

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Randall J. Wachtler, Davonna Wachtler 4406 Chickering Lane Nashville, TN 37215	**Send Tax Bills To:** New Owners	**Tax Information:** Map and Parcel No.: 144 060 04100 (LOT 1)

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, **Al Hagaman, Trustee of the Chickering Lane Trust with full power to sell, mortgage, lease, convey or otherwise alienate without the joinder of any beneficiary**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Randall J. Wachtler and wife, Davonna Wachtler** ("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 4406 Chickering Lane, 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.

BILL GARRETT, Davidson County
Trans:T20130097077 DEEDWARR
Recvd: 11/14/13 11:59 3 pgs
Fees:18.00 Taxes:10360.00
20131114-0117694

IN WITNESS WHEREOF, Grantor has executed this instrument on the 12th day of November, 2013.

Al Hagaman, Trustee

Al Hagaman, Trustee

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Al Hagaman, Trustee**, with whom I am personally acquainted (or proved to me on the basis ofsatisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of November, 2013.

Notary Public

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

SARAH ELIZABETH DUGGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Weaver Subdivision, of record in Instrument No. 20020305-0027242, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Al Hagaman, Trustee of the Chickering Lane Trust with full power to sell, mortgage, lease, convey or otherwise alienate without the joinder of any beneficiary, by deed dated December 15, 2004, from William C. Weaver, III, married, of record in Instrument No. 20041222-0152364, 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.
2. All matters appearing on the Plan of record as Instrument No. 20020305-0027242, Register's Office for Davidson County, Tennessee.
3. Easement for sanitary sewer of record in Book 5818, page 879, Register's Office for Davidson County, Tennessee.
4. Easement for temporary access of record in Instrument No. 20041222-0152365, Register's Office for Davidson County, Tennessee.