Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
13-1094

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,450.00

Amanda Hardin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18th DAY OF November, 2013

Notary Public
Commission Expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20130098868 DEEDWARR
Recvd: 11/21/13 09:53 2 pgs
Fees:13.00 Taxes:760.17
20131121-0119922

Address of New Owner	Send Tax Bills To:	Map & Parcel
Patricia A. Williams 1502 Douglas Ave Nashville, TN 37206	Mortgage Investors Group 8320 East Walker Springs Lane Suite 300 Knoxville, TN 37923	083-02-0-212.00

WARRANTY DEED

FOR AND IN 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, I/WE,

Kyla Brooke Achard , single

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Patricia A. Williams and Evan D. Williams, wife and husband

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. 80, on the plan of Dr. E.T. Brown's Subdivision of Lots 21-26, Brownsville Addition, of record in Book 332, Page 91, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Kyla Brooke Achard by Warranty Deed from Robertson Rentals, LLC, dated 6/29/07 and recorded 7/06/07 in Instrument No. 20070706-0081059, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 1502 Douglas Ave, Nashville, TN 37206.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 18 day of November, 2013.

Kyla Brooke Achard

STATE OF TENNESSEE,
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kyla Brooke Achard** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 18th day of November, 2013.

Notary Public
My Commission Expires: 3/24/17

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

(Notary Seal)