Prepared by
~~RECORD AND RETURN TO:~~
Limestone Title and Escrow, LLC
5200 Maryland Way Suite 202
Brentwood, Tennessee 37027
File No.: TN133724

Return to:
Foundation Title and Escrow, LLC.
2672 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130101593 DEEDWARR
Recvd: 12/03/13 15:36 2 pgs
Fees:13.00 Taxes:517.63
20131203-0123267

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$139,900.00~~

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 day of November, 2013.

NOTARY PUBLIC

My commission expires: 6/15/14

CONNIE J BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ellen Kasperek 2521 Jones Ave. Nashville, TN, 37027	New Owner	071-04-0-083.00

FOR AND IN CONSIDERATION of the sum of One Hundred Thirty Nine Thousand Nine Hundred and 00/100 Dollars ($139,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **LINDA R. MYERS, UNMARRIED**, hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **ELLEN KASPEREK, UNMARRIED**, hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 337 on the map of Joywood Heights, Section Two, as of record in Book 1130, Page 92, Register's Office for said county.

Said Lot No. 337 fronts 60 feet on the easterly side of Jones Avenue and runs back between parallel lines 215 feet to a dead line.

Being the same property conveyed to Linda R. Myers, unmarried, by Warranty Deed from Treas Investment Corporation, dated 4/30/2008, recorded 5/6/2008, of record in Instrument No. 20080506-0046595, in the Register's Office for Davidson County, Tennessee.

This is improved property more commonly known as 2521 Jones Ave., Nashville, TN, 37027.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2013 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 20 day of November, 2013.

LINDA R. MYERS

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Linda R. Myers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 20 day of November, 2013.

Notary Public

David Webber
Printed Notary Name

My commission expires: 9/29/17

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm Expires 9-29-2014

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