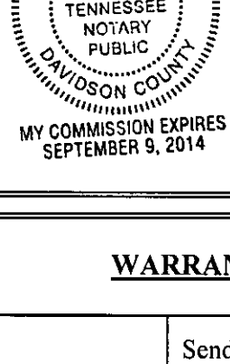
THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 13110049**  	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $465,000.00. Affiant Subscribed and sworn to before me, this 5th day of December, 2013. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Warner Murphy and Tara Holden Murphy 4017 Murphy Road Nashville TN 37209	~~New Owner~~ PrimeLending 18111 Preston Rd #900 Dallas TX 75252	Tax Parcel ID No. 10308009600

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, **Jeffrey E. Stoneking and Natasha Massey now known as Natasha Stoneking, husband and wife** ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to **Warner Lea Murphy and Tara Holden Murphy, Husband and Wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee being part of Lot No. 352 on the map of Richland Realty Company's West Lawn Subdivision, as of record in Book 421, Page 32, Register's Office for said County, described as follows:

Beginning on the Southerly margin of Minnesota Avenue or the Murphy Road at a point 583 feet West of the Westerly margin of Meadowbrook Avenue, said point being the N. W. Corner of the property conveyed to Rosa Brinkley by deed from Charles M. Preston, Trustee, of record in Book 578, Page 103, said Register's Office; thence with the Southerly margin of Minnesota Avenue, Westwardly 83 feet to a point 100 feet East of the dividing line between Lots Nos. 351 and 352, said point being the N.E. corner of the property conveyed to Burges C. Jenkins and wife by deed from Cassius M. Holt and wife, of record in Book 1151, Page 165, said Register's Office; thence with said Jenkins' Easterly line, Southwardly 225 feet, more or less, to the N. W. corner of the property conveyed to E. L Gullett and wife, by deed from B. B. Gullett of record in Book 1110, Page 623, said Register's Office; thence with said E. L. Gullett and wife's Northerly line, Eastwardly 83 feet, more or less, to the Westerly line of said Brinkley property; thence with said line Northwardly 208 feet, more or less, to the beginning.

Being the same property conveyed to Jeffrey E. Stoneking, an unmarried man and Natasha Massey, an unmarried woman by Warranty Deed from Andrew Torres and wife, Jessica Torres, recorded on the 5th day of March, 2010 in Instrument No. 20100305-0017309, in the Register's Office of Davidson County, Tennessee.

Natasha Massey and Natasha Stoneking being one and the same person.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

BILL GARRETT, Davidson County
Trans:T20130103566 DEEDWARR
Recvd: 12/11/13 11:15 2 pgs
Fees:13.00 Taxes:1720.50
20131211-0125500

County of Davidson taxes for the year 2014 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RICHLAND REALTY CO'S WEST LAWN SUBDIVISION, as recorded in Plat Book 421, Page(s) 32.

Permissive Use Agreement as set forth in instrument recorded in Instrument No. 20120418-0033160.

This is improved property located at 4017 Murphy Road Nashville, TN 37209.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, 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 for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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 this 5th day of December, 2013.

Jeffrey E. Stoneking

Natasha Massey NKA Natasha Stoneking

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Jeffrey E. Stoneking and Natasha Massey NKA Natasha Stoneking, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of December, 2013.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014