Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #13-1438

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jeffrey Scott Huber and wife, Sharon B. Huber**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James Rogers and Kelley Rogers, husband and wife**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Being Lot No. 185 on the Plan of "Sheffield" on the Harpeth, Phase III-D, a Planned Unit Development, of record in Plat Book 7900, pages 710 and 712, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Jeffrey Scott Huber and wife, Sharon B. Huber, by deed from Jay E. Levy and wife, Lisa S. Levy, dated June 30, 2003, of record as Instrument No. 20030710-0095313, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 904 Batey Court, Nashville, TN, 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS THE EXECUTION HEREOF this 16th day of December, 2013.

Jeffrey Scott Huber

Sharon B. Huber

BILL GARRETT, Davidson County
Trans:T20130106819 DEEDWARR
Recvd: 12/26/13 09:23 2 pgs
Fees:13.00 Taxes:1121.10
20131226-0129703

State of Tennessee)
County of Davidson)

On this 16th day of December, 2013, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jeffrey Scott Huber and Sharon B. Huber, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5-18-17

KENNETH M. BALLEW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 303,000.00.

x Jeffrey Scott Huber
Affiant

Sworn and subscribed before me on this the 16th day of December, 2013.

Notary Public

My Commission Expires: 5-8-17

KENNETH M. BALLEW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

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

NEW OWNER:
James Rogers
904 Batey Court
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:
New Owner

TAX MAP-PARCEL #:
141-15-D-185