THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

Davidson County DEEDWARR
Recvd: 01/17/14 14:36 3 pgs
Fees:18.00 Taxes:1036.00
20140117-0005006

KAY S. HOUSCH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***280,000.00.

Lindsey M. Van Cleave
Affiant

Subscribed and sworn to before me this 17th day of January, 2014.

Kay S. Housch
Notary Public

My Commission Expires: 7/3/2017

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Lindsey M. Van Cleave 4914 Salem Drive Nashville, Tennessee 37211	SAME	MAP 147-05-0 PARCEL 254.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Eighty Thousand and 00/100 Dollars ($***280,000.00) cash in hand paid, the receipt of which is hereby acknowledged, we, William L. Singley and Pamela D. Singley, husband and wife, (hereinafter called the "GRANTORS"), have bargained and sold, and by these presents do transfer and convey unto Lindsey M. Van Cleave, unmarried, (hereinafter called the "GRANTEE"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 2 on the Plan of Revised Plat of Lot 2, Salem Drive Subdivision of record in Plat Book 8250, Page 564, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to William L. Singley and Pamela D. Singley, husband and wife, by Quitclaim Deed dated March 1, 2013, from William L. Singley and Pamela D. Russ, now known as Pamela D. Singley, of record as Instrument No. 20130315-0026065 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4914 Salem Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEE, her heirs and assigns, in fee simple, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantee herein.

2. Matters, if any, shown on the Plan of Revised Plat of Lot 2, Salem Drive Subdivision, of record in Book 8250, page 564, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

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

IN WITNESS WHEREOF, the GRANTORS have executed this instrument on this the 17th day of January, 2014.

William L. Singley

Pamela D. Singley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Singley and Pamela D. Singley, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of January, 2014.

Notary Public

My Commission Expires: 9.21.17

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

I, Kay B. Housch do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Marjorie A Haines, a notary public for this county and state, (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MARJORIE A. HAINES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-25-2014

Notary's Signature

MY COMMISSION EXPIRES: 10-25-14.

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).