THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 220,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 2014. Notary Public MY COMMISSION EXPIRES: 5.3-16 (AFFIX SEAL)

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20140017054 DEEDWARR
Recvd: 03/13/14 11:12 2 pgs
Fees:13.00 Taxes:814.00
20140313-0021045

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Justin W. Hampton	Same as New Owner	MAP
150 Windsor Drive		PARCEL 10415030300
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Robert Lee Randalls** and wife, Ann Harwell Randalls,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Justin W. Hampton and Ansley P. Hampton husband and wife, and Ernest W. Hampton and Dorothy J. Hampton husband and wife,**

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 the southerly 10 feet of Lot No. 5 and the northerly 45 feet of Lot No. 6, on the Plan of E. C. Scruggs Subdivision of Lot 33 Bellair of record in Plat Book 547, Page 143, 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 Robert L. Randalls and wife, Martha Norene Randalls by Deed from Robert L. Taylor and wife, Daisy G. Taylor of record in Book 2150, page 167, Register's Office for Davidson County, Tennessee, dated 6/18/1953 recorded on 6/19/1953. The said Robert L. Randalls and Martha Norene Randalls having since divorced and pursuant to a property settlement agreement, Martha Norene Randall has conveyed her entire interest unto Robert L. Randalls filed of record in Book 3943, page 283, dated 10/4/1965, recorded 10/6/1965.

And further being the same property conveyed to Robert L. Randalls (as to a Fee Simple Estate) and Mary Ruth Randalls (as to a Life Estate) by Quitclaim Deed from Robert L. Randalls of record in Book 8876, page 55, Register's Office for Davidson County, Tennessee, dated 3/1/1993 recorded on 3/1/1993. The said Robert L. Randalls having since died on 9/12/1995 and Mary Ruth Randalls, unmarried having since conveyed her Life Estate interest by Quitclaim Deed unto Robert Lee Randalls (the son of Robert L. Randalls, deceased) filed of record in Instrument No. 20131031-0112971, dated 10/25/2013 and recorded on 10/31/2013, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **2610 Natchez Trace, Nashville, TN 37212.**

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 do 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 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 our hand( ) this the 6th day of March, 2014.

Robert Lee Randalls

Ann Harwell Randalls

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert Lee Randalls** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 6th day of March, 2014.

My Commission expires: 5-3-16

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ann Harwell Randalls** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 6th day of March, 2014.

My Commission expires: 5-3-16

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public