WARRANTY DEED

BOX 50-B
RETURN TO:
RUDY TITLE & ESCROW CORP.
2012 WEST END AVE.
NASHVILLE, TN 37203

JAMES A. WECHTER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

R-VRES-14-2214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $835,000.00.

Wanda C. Hecht
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF APRIL, 2014.

Notary Public

MY COMMISSION EXPIRES: 1-9-16
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
William Seaborn Jones (a/k/a Brett Jones) Revocable Trust u/a/d April22, 2014	OWNR	
(NAME)	(NAME)	**104-16-0-357.00**
P. O. Box 128315		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **MANDY MCNEIL, UNMARRIED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **WILLIAM SEABORN JONES, TRUSTEE OF THE WILLIAM SEABORN JONES (A/K/A BRETT JONES) REVOCABLE TRUST U/A/D APRIL 22, 2014, HIS SUCCESSORS AND ASSIGNS, WITH FULL POWER TO CONVEY, SELL, MORTGAGE, LEASE OR OTHERWISE ENCUMBER WITHOUT THE JOINDER OR CONSENT OF ANY BENEFICIARY OR OTHER PARTY** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being the Northerly 33 feet front of Lot No. part of 124 and the Southerly 17 feet front of Lot No. 125 on the Plan of Belmont Land Company's Plan of Lots called "Belmont Heights" of record in Plat Book 421, Page 34, in the Register's Office for Davidson County, Tennessee.

Beginning on the Easterly margin of Belmont Boulevard 50 feet North of the Southwest corner of Lot 124; thence Eastwardly parallel with and 50 feet North of the Southerly line of said lot, 186 feet, more or less, to the Westerly margin of an alley; thence with said alley, Northwardly 50 feet to a point 10 feet North of the Southeast corner of said Lot No. 125; thence Westwardly 186 feet, more or less to the Easterly margin of Belmont Boulevard at a point 17 feet North of the Southwest corner of said Lot No. 125; thence with the Easterly margin of said Boulevard, Southwardly 50 feet to the beginning.

Being the same property conveyed to Mandy McNeil, an unmarried person by Warranty Deed from Anne Frances Hynes, unmarried, of record in Instrument No. 20120409-0030290, Register's Office for Davidson County, Tennessee, dated March 30, 2012 and recorded on April 09, 2012. (Value of consideration shown in aforementioned deed $740,000.00).

This conveyance is subject to:
- Taxes for the year 2014 a lien, not yet due and payable.
- Plan of record in Plat Book 421, Page 34, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2214 Belmont Blvd, Nashville, Tennessee 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20140029858 DEEDWARR
Recvd: 05/01/14 11:22 2 pgs
Fees:13.00 Taxes:3089.50
20140501-0036792

Witness my/our hand(s) this the 30th DAY OF APRIL, 2014.

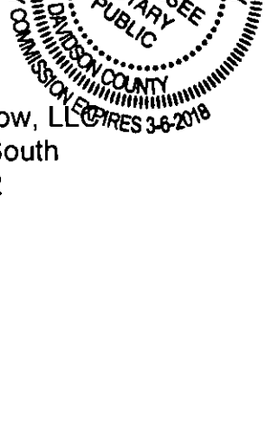
Mandy McNeil

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MANDY MCNEIL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of April, 2014.

Notary Public
My Commission Expires: _____
(SEAL)



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Nashville, TN 37212