Prepared By:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN144267

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140033053 DEEDWARR
Recvd: 05/13/14 11:06 2 pgs
Fees:13.00 Taxes:1098.90
20140513-0040846

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $297,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of May, 2014.

NOTARY PUBLIC

My commission expires: SEP 2 0 2016

KRISTEN M. TRAIN
Notary Public At Large
SUMNER COUNTY, TENN.

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Jones, Jr. 341 Fieldcrest Dr. Nashville, TN 37211	Same address as new owner	14608018600

FOR AND IN CONSIDERATION of the sum of no and 00/100 Dollars ($0.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **EDWARD THORNTON, A MARRIED PERSON**, hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **THOMAS H. JONES, JR., A SINGLE MAN**, hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 446 on the Plan of Crieve Hall Estates, Section 6, as of record in Plat book 2331, Pages 1 and 2, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.
>
> Being the same property conveyed to Edward Thornton, a married person, by special warranty deed from U.S. Bank National Association, as trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, series 2006-4, dated November 4, 2013 and recorded on November 13, 2013 in Instrument Number 20131113-0117155, register's office for Davidson County, Tennessee.
>
> This conveyance is made subject to all matters as shown on plat of record in Plat Book 2331, Pages 1 and 2; to any and all restrictive covenants of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.
>
> This is improved property known and designated as 341 Fieldcrest Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that it is unencumbered except by lien of the 2014 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenant and bind himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

WITNESS MY HAND, this the 9th day of May, 2014.

EDWARD THORNTON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, Edward Thornton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 9th day of May, 2014.

Notary Public

Karen L. Trusty
Printed Notary Name

My commission expires:

KAREN L. TRUSTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-23-2016

Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066