BILL GARRETT, Davidson County
Trans:T20140035461 DEEDWARR
Recvd: 05/21/14 10:57 2 pgs
Fees:13.00 Taxes:2432.75
20140521-0043742

Return to:
Belle Meade Title & Escrow Company
109 Kenner Avenue, Suite 201
Nashville, TN 37205

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Thomas Tatro & Stephanie Tatro 6315 E. Valley Road Nashville, TN 37205	New Owners	12903002900
This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, TN 37205. #14696 Box 26b		

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Bryan J. Kaegi and Elizabeth K. Kaegi, husband and wife (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Thomas Tatro and Stephanie Tatro, husband and wife (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 49, SECTION I, WEST MEADE FARMS INC., as shown on plat of record in Plat Book 1424, Page 47, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Bryan J. Kaegi and Elizabeth K. Kaegi, husband and wife by Warranty Deed from Kennedy Family Partnership, Tennessee general partnership, recorded on the 28th day of December, 2011 in Instrument No. 20111228-0101252, in the Register's Office of Davidson County, Tennessee.

This is improved real property located on 6315 E. Valley Road, Nashville, Tennessee 37205.

This conveyance is subject to the following:

1. Taxes for the year 2014 for Davidson County, Tennessee.
2. Matters shown on the plat of Section 1, West Meade Farms, Inc., as recorded in Plat Book 1424, Page 47, said Register's Office for Davidson County, Tennessee.
3. Covenants, Conditions and Restrictions as set forth in Book 1427, page 19, said Register's Office for Davidson County, Tennessee.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON))
( )
(The actual consideration or value, whichever is greater)
(for this transfer is $657,500.00.)
( )
(Affiant)
(Subscribed and sworn to before me)
(this 19th day of May, 2014.)
( )
(My Commission Expires: Notary Public)

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantors do covenant with the said Grantees that the Grantors 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 set forth hereinabove.

And Grantors are further covenant and binds themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever. Witness my hand this 19th day of May, 2014.

Bryan J. Kaegi

Elizabeth K. Kaegi

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Bryan J. Kaegi and Elizabeth K. Kaegi, husband and wife, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing and who acknowledged that they executed the same the foregoing instrument for the purposes herein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 19th day of May, 2014.

My Commission Expires: _____ Notary Public

ROBERT J. NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires

My 8 2017