AFTER RECORDING PLEASE RETURN TO:
Lawyer's Escrow Service Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20140040344 DEEDWARR
Recvd: 06/09/14 11:22 2 pgs
Fees:13.00 Taxes:882.45
20140609-0049837

THIS INSTRUMENT PREPARED BY: WILLIAM T. SMITH **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 THIRD AVENUE SOUTH SUITE 1700 NASHVILLE, TENNESSEE 37201 (615) 244-4994 SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires JULY 6, 2015	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $238,500.00. Affiant Subscribed and sworn to before me, this 6th day of June, ~~2014.~~ Notary Public My Commission Expires: 7-6-15

Address New Owner As Follows: Robert C. Ogilvie and Nathalie J. VanBalen 5665 Old Hickory Blvd. Nashville, TN 37218	Send Tax Bills To: New Owner	Map-Parcel Number: 04700015700

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHRISTOPHER F. FOLEY AND MARY B. FOLEY, HUSBAND AND WIFE**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **NATHALIE J. VANBALEN AND ROBERT C. OGILVIE, WIFE AND HUSBAND**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, State of Tennessee, described as follows, to wit:

Lying in the 13th Civil District of Davidson County, TN and being a part of a larger tract of land belonging to Ronald Black (Tax Map #47, Parcel 125), as recorded in Deed Book 5331, page 569 at the Register's Office of Davidson County, TN and more particularly described as follows:

Beginning at a fence corner post in the West margin of Old Hickory Boulevard at the Northeast corner of Sherill and Southeast corner of the larger tract of which this is a part; thence from said point beginning and with the North line of Sherill, North 61 degrees West, 1753.21 feet to an iron rod (old) at the Northwest corner of Sherill and in the East line of Henley; thence with said East line, North 02 degrees 04 minutes 29 seconds, West 59.67 feet to an iron rod (new); thence on a new line through Black and the following calls: South 65 degrees 37 minutes 42 seconds East, 1592.42 feet to an iron rod (new); thence South 60 degrees 00 minutes 42 seconds East, 188.16 feet to an iron

rod (new) in the West margin of Old Hickory Boulevard, thence with said margin, South 26 degrees 09 minutes 51 seconds West, 202.82 feet to the point of beginning.

Being the same property conveyed to Christopher F. Foley and Mary B. Foley, by deed dated October 27, 2005, from Zahid A. Ashrafi and wife, Jennifer R. Black-Ashrafi, recorded as Instrument No. 20051103-0133218, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2014 taxes, a lien not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

This is improved property known as: **5665 Old Hickory Blvd., Nashville, TN 37218.**

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 Grantors covenant with the said Grantees 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, unless otherwise herein set out; and further covenant and bind themselves, their heirs and assigns, 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 person whomsoever.

WITNESS my hand this 6th day of June, 2014.

Christopher F. Foley

Mary B. Foley

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHRISTOPHER F. FOLEY**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of June, 2014

Notary Public

My Commission Expires:

WILLIAM T. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 6, 2017

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY B. FOLEY**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of June, 2014

Notary Public

My Commission Expires:

WILLIAM T. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 6, 2017