RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027
File No.: LMC140017

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140049559 DEEDWARR
Recvd: 07/11/14 10:13 2 pgs
Fees:13.00 Taxes:763.68
20140711-0061143

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,400.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 27th day of June, 2014.

NOTARY PUBLIC

My commission expires: 11-3-15

BROOKE SMITH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

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
Jesse D. Waterman 1543 Sunbeam Drive Cane Ridge, TN 37013	Same address as new owner	182-01-0-A-139.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Six Thousand Four Hundred and 00/100 Dollars ($206,400.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **T R & D HOMES, INC, A TENNESSEE CORPORATION** hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **JESSE D. WATERMAN, AND HEATHER G. WATERMAN HUSBAND AND WIFE,** hereinafter called the Grantee(s), 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. 87 on the plan of Sunset Hills Subdivision, Phase Three, RS-10 Subdivision-Cluster Lot Option, a Planned Unit Development of record at Instrument No. 20130619-0063025, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to TR&D Homes, Inc., a Tennessee Corporation, by Quitclaim Deed from SAF Properties, LLC, a Tennessee Limited Liability Company, dated 4/09/22014, recorded 4/10/2014, of record in Instrument No. 20140410-0029847, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 1543 Sunbeam Drive, Cane Ridge, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

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

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have 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(s).

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

WITNESS MY/OUR HANDS, this the 27th day of June, 2014.

TR & D Homes, Inc., A Tennessee Corporation

Robert Taeedkashani, President Pres.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, of said County and State, Robert Taeedkashani, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of TR&D Homes Inc., A Tennessee Corporation, the within named bargainor and that he as such President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as, President.

WITNESS my hand and seal, this the 27th day of June, 2014.

Notary Public

Bryant L Grantham
Printed Notary Name

My commission expires: 7-24-2017

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY