RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20140053187 DEEDWARR
Recvd: 07/23/14 11:17 2 pgs
Fees:13.00 Taxes:83.25
20140723-0065382

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $22,500.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of July, 2014.

NOTARY PUBLIC

My commission expires: 12/23/2014

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
MADISON COUNTY

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:
Property Savers, LLC 28 Waters Ave. Nashville, TN 37206	Same address as new owner	071-08-0-038.00

FOR AND IN CONSIDERATION of the sum of Twenty Two Thousand Five Hundred and 00/100 Dollars ($22,500.00), 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, **ELSIE M. CAMPBELL, UNMARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **PROPERTY SAVERS, LLC**, 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 the Easterly 50 feet of Lot No. 58 and the Easterly 50 feet of the Northerly part of Lot No. 57 on the Map of J. B. Haynie's Oriental Subdivision, as of record in Book 161, Pages 26 and 27, Register's Office for said County.

Said part of Lot No. 58 fronts 50 feet on the Southerly side of Duke Street, and together with said part of Lot No. 57 runs back between parallel lines with the Westerly margin of an alley 100 feet to a dead line.

Being the same property conveyed to William M. Campbell and wife, Elsie M. Campbell by Deed from Morton Johnson and wife, Louise Johnson, recorded on the 4th day of May, 1962 in Deed Book 3374, Page 520, in the Register's Office of Davidson County, Tennessee. The said William M. Campbell having since died on June 28, 1999 and the property having passed to Elsie M. Campbell as the sole owner in fee simple as surviving tenant by the entirety.

The address of the herein described property is believed to be 338 Duke Street, Nashville, TN 37207, 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 she is lawfully seized and possessed of said real estate; that she 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 covenants and binds herself, her 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 16th day of July, 2014.

Elsie M Campbell.
ELSIE M. CAMPBELL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

WITNESS my hand and seal, this the 16th day of July, 2014.

Leslie Garside
Notary Public

My commission expires: 12/23/2014