mail to:
Vanderpool, Pearman, & Drumwright
256 Seaboard Lane, Suite G-104
Franklin, TN 37067

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31852-06-2014**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $354,000.00. Elizabeth J Ramos Affiant Subscribed and sworn to before me this 29th day of July, 2014. Notary Public My Commission Expires: 12.20.2015

RUTH M. FORAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Dec 20, 2015

WARRANTY DEED

Address New Owner: Michael Chelius, Victoria Robson 5144 Pritchett Drive Nashville, TN 37220	**Send Tax Bills To:** Republic State Mortgage 2715 Bissonet Ste 102 Houston, TX 77005	**Tax Information:** Map and Parcel No.: 160 040 16300

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Clarice Collins, unmarried**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Michael Chelius and Victoria Robson, tenants by the entirety** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5144 Pritchett Drive, Nashville, TN 37220

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20140056444 DEEDWARR
Recvd: 08/04/14 10:23 3 pgs
Fees:18.00 Taxes:1309.80
20140804-0069496

IN WITNESS WHEREOF, Grantor has executed this instrument on the 29th day of July, 2014.

Clarice Collins by
Clarice Collins
BY: Gail Alexander Stroud, Attorney-In-Fact
Gail Alexander Stroud, Attorney in fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Gail Alexander Stroud**, 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, and who further acknowledged that she is the Attorney-In-Fact for the said **Clarice Collins** and is authorized by the said **Clarice Collins** to execute this instrument on her behalf.

Witness my hand, at office, this 29th day of July, 2014.

Notary Public

My Commission Expires:

GERALD G. PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 3, 2015

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 57 on the Plan of Section 7, Brentwood Hills, of record in Book 4175, page 89, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Earl E. Collins by deed dated August 7, 1998, from John Robert Hughes, Jr. and wife, Susan W. Hughes, of record in Book 11061, page 68, Register's Office for Davidson County, Tennessee. Earl E. Collins conveyed his interest in subject property to Clarice Collins by quitclaim deed dated September 18, 2007, of record in Instrument No. 20070927-0115179, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2014, a lien, but not yet due and payable. Map and Parcel No. 160 040 16300.
2. All matters appearing on the Plan of record as Book 4175, page 89, Register's Office for Davidson County, Tennessee.