THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 14061255**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $450,000.00. King W. Rogers IV Affiant Subscribed and sworn to before me, this 8th day of August, 2014. Notary Public My Commission Expires:

JONATHAN B. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-05-2015

BILL GARRETT, Davidson County
Trans:T20140059151 DEEDWARR
Recvd: 08/12/14 14:52 2 pgs
Fees:13.00 Taxes:1665.00
20140812-0072803

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Lauren Moore and Kellen Moore 170 Haverford Drive Nashville, TN 37205	New Owner	Tax Parcel ID No. 11516007200

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, **King W. Rogers IV and wife, Camille S. Rogers** ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to **Lauren Moore and Kellen Moore, wife and husband**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 19, WEST MEADE FARMS, SECTION 3, as shown on plat of record in Plat Book 1835, Page 4, 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 King W. Rogers IV and wife, Camille S. Rogers by Warranty Deed from David L. Coppeans and Ruth W. Coppeans, husband and wife, recorded on the 27th day of May, 2009 in Instrument No. 20090527-0048653, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2014 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of WEST MEADE FARMS, SECTION 3, as recorded in Plat Book 1835, Page(s) 4.

Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 1851, Page 258.

This is improved property located at 170 Haverford Drive Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, 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 for current taxes, and restrictions and easements of record. Grantor further covenants and

binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 8th day of August, 2014.

King W. Rogers IV

Camille S. Rogers

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, King W. Rogers IV and Camille S. Rogers, 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 8th day of August, 2014.

Notary Public

My Commission Expires: _____

JONATHAN B. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-05-2015