STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,500.00

Brian Mitchell
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 8th DAY OF August, 2014.

NOTARY PUBLIC

My Commission expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015
File: 14070022

Address of New Owner
Holly Rae Moses and Daniel Carmona,
wife and husband
977 Harpeth Bend Drive
Nashville, TN 37221

Send Tax Bills To:
~~Same~~ F+M Bank
50 Franklin St.
Clarksville, TN 37040

Tax Information:
156-05-0-022.00

BILL GARRETT, Davidson County
Trans:T20140059292 DEEDWARR
Recvd: 08/13/14 09:11 2 pgs
Fees:13.00 Taxes:738.15
20140813-0072945

Warranty Deed

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 and sufficiency of all of which are hereby acknowledged, **Jesse B. Acton and Jennifer Acton, husband and wife,** hereinafter called the **Grantors**, have bargained and sold, and by these presents do transfer and convey unto **Holly Rae Moses and Daniel Carmona, 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, to wit:

Land in Davidson County, Tennessee, being Lot(s) 805, as shown on the map entitled the Plan of Harpeth Woods, Section Four, First Addition, of record in Book 5200, page 635, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to JESSE B. ACTON, UNMARRIED, by deed from DAVID JENNER AND CHARLES DEVIER, of record in Instrument No. 20080409-0035960, dated April 8, 2008, Register's Office for Davidson County, Tennessee.

This is improved property generally located:
977 Harpeth Bend Drive, Nashville, TN 37221

SUBJECT TO THE FOLLOWING:

1. 2014 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.
2. Matters shown on the Plan of record in Book 5200, page 675, said Register's Office.
3. Restrictive Covenants contained in instrument of record in Book 6097, page 560, said Register's Office.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee their heirs and assigns, forever. We do covenant with said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, **Jesse B. Acton and Jennifer Acton** have caused this instrument to be executed, this the 7th day of August, 2014.

Jesse B. Acton

Jennifer Acton

STATE OF TN
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Jesse B. Acton and Jennifer Acton,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that they executed the within instrument for the purposes therein contained.

This the 7th day of August, 2014.

My commission Expires: 4/24/17

NOTARY PUBLIC

LEWIS BRONER McCOY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY