This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $150,000.00.

Affiant

Subscribed and sworn before me this the 28th day of August, 2014.

Notary Public
My commission expires: 2/24/18

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Eric Harron	Guaranteed Rate, Inc	094-01-0-096.00
7607 Meadowview Ln	3940 N Ravenswood Ave	
Austin, TX 78752	Chicago, IL 60613	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, IAN LOVEJOY, A SINGLE MAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to ERIC HARRON AND MEGAN HARRON, HUSBAND AND WIFE, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 124 on the Plan of Payne Blakemore and Cummings Addition to Nashville of record in Plat Book 57, Page 70, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.Included but expressly excluded from the above described property are those lands conveyed to Metropolitan Government of Nashville & Davidson County by Warranty Deed filed in Instrument Number 20040505-0051414, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Steven M. Tucker, an unmarried man by deed from Stephen Morgan and Darlene G. Morgan, husband and wife of record in Instrument No. 20071115-0134260 Register's Office for Davidson County, Tennessee, dated November 13, 2007 and recorded on November 15, 2007.
(Value of consideration shown in aforementioned deed $105,000.00.)

Being the same property conveyed to Ian Lovejoy, a single man by deed from Steven M. Tucker, an unmarried man of record in Instrument No. 20130404-0033441 Register's Office for Davidson County, Tennessee, dated March 28, 2013 and recorded on April 04, 2013.

(Value of consideration shown in aforementioned deed $127,675.00.)
Being also known as 622 S. 14th St. Nashville, TN 37206.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 622 S 14th St., Nashville, TN 37206.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

Witness my hand this the 28th day of August, 2014.

Ian Lovejoy

BILL GARRETT, Davidson County
Trans:T20140065651 DEEDWARR
Recvd: 09/04/14 09:02 2 pgs
Fees:13.00 Taxes:555.00
20140904-0080762

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ian Lovejoy, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of August, 2014.

My commission expires:

1/5/17

Notary Public

MARK BELL
STATE
OF
TENNESSEE
NOTARY
PUBLIC
WILLIAMSON COUNTY