Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Return To:
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122
#14-0360

39-B
File #14-1254

BILL GARRETT, Davidson County
Trans:T20140068155 DEEDWARR
Recvd: 09/12/14 11:06 2 pgs
Fees:13.00 Taxes:1850.00
20140912-0083733

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Eric Blair Daly, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jonathan Fuller and Tonya Durant**, hereinafter called the **Grantee**, Grantee's 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 No. 265 on the Plan of Hillwood Subdivision, Section 1, as of record in Book 3700, page 140, Register's Office for said County.

Said Lot No. 265 fronts 104.0 feet on the southwesterly side of Hillwood Boulevard, and extends back 394.6 feet on the northwesterly line and 461.5 feet on the southeasterly line to a line in the rear, on which it measures 180.7 feet.

Being the same property conveyed to Eric Blair Daly, unmarried by deed from Perfect Circle Properties, LLC, a Tennessee limited liability company, dated October 7, 2010, of record as Instrument Number 20101021-0084505, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 809 Hillwood Blvd, Nashville, TN, 37209.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 29th day of August, 2014.

Eric Blair Daly

State of Tennessee)
County of Davidson)

On this 29th day of August, 2014, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Eric Blair Daly, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5-8-17

KENNETH M. BALLEW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 500,000.00.

Affiant

Sworn and subscribed before me on this the 29th day of August, 2014.

Notary Public

My Commission Expires: 5-8-17

KENNETH M. BALLEW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

NEW OWNER:
Jonathan Fuller
809 Hillwood Blvd
Nashville, TN 37209

RESPONSIBLE FOR TAX PAYMENT:
SAME AS NEW OWNER

TAX MAP-PARCEL #:
102-12-109.00