BILL GARRETT, Davidson County
Trans:T20140068966 DEEDWARR
Recvd: 09/16/14 09:22 2 pgs
Fees:13.00 Taxes:506.90
20140916-0084616

Prepared by

CBC Title & Escrow

813 South Broadway * Phone (615) 323-1070**
Portland, Tennessee 37148

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, John A. McElroy and Jessica L. Hunter, now known as Jessica L. McElroy, hereinafter referred to as Grantor(s) for and in consideration of the sum of TEN ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, has/have bargained and sold and by these presents does/do hereby bargain, sell, transfer and convey unto Aimee Myers, hereinafter referred to as Grantee(s) in the State aforesaid, the receipt of which is hereby acknowledged, and unto the said Grantee(s), their heirs, successors, and assigns forever, the following tract of land situated in Davidson County, Tennessee, with same being more particularly described as follows, to-wit:

Land in Davidson County, Being Lot No. 152 on the Plan of Heron Walk Section 3 Phase 1, of record in Plat Book 9700, Page 551, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

This is the same property designated as 05208A22000CO in the Tax Assessor's Office in Davidson County Tennessee.

BEING the same property conveyed to John A. McElroy and Jessica L. Hunter by Warranty Deed from Real Estate Resources, Inc., and A.Z Properties, LLC, recorded August 7, 2008 in Instrument No. 20080807-0081612, Register's Office for Davidson County, Tennessee.

TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said Grantee(s), their heirs and assigns forever.

AND THE GRANTOR(S) does/do hereby covenant with the said Grantee(s) that they are/is lawfully seized in fee of the aforedescribed real estate; that they has/have a good right to sell and convey the same; that the same is unencumbered except for reservations, restrictions, covenants and easements of record ***[INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING*: subject to plan of record in Plat Book 9700, page 551, Register's Office for Davidson County, Tennessee.** Also subject to any and all easements and encroachments apparent from an inspection of the property and the **2014** property taxes, which the above named Grantee(s) hereby assume(s) and agree(s) to pay.

AND THAT TITLE and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

WITNESS, my Hand and Seal this 12th day of September, 2014.

John A McElroy

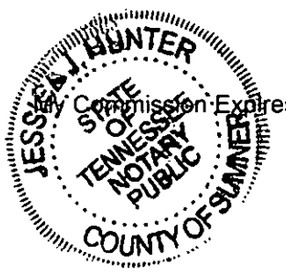
Jessica L Hunter,
now known as Jessica L. McElroy

State of Tennessee
County of Sumner

On this the 12th day of September, 2014, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared John A McElroy and Jessica L Hunter, now known as Jessica L. McEloy, to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

Jessica L Hunter
Notary Public



My Commission Expires: 6/26/17

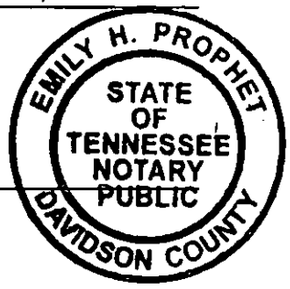
AFFIDAVIT OF VALUE

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief the actual consideration for this transfer or value of the property transferred whichever is greater is $137,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SWORN TO AND SUBSCRIBED before me, this the 12th day of September, 2014.

Notary Public



My Commission Expires: 11-3-2015

MAIL TAX BILLS AND DEED TO:
New Owner

NEW PROPERTY OWNER AND PROPERTY ADDRESS:
Aimee Myers
1212 San Destin
Madison, TN 37115

File No.: 146190