THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 14091906**	STATE OF TENNESSEE) COUNTY OF ~~DAVIDSON~~ WILSON) The actual consideration or value, whichever is greater, for this transfer is: $385,000.00. Affiant Subscribed and sworn to before me, this 19th day of September, 2014. Notary Public My Commission Expires: 5/19/18

CASSI CLARK
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

BILL GARRETT, Davidson County
Trans:T20140071181 DEEDWARR
Recvd: 09/23/14 12:40 3 pgs
Fees:18.00 Taxes:1424.50
20140923-0087297

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Stanley Tidwell 3121 Belwood St Nashville TN 37203	New Owner	Tax Parcel ID No. 10402017000

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, **Grace Ann Rohling and Michael F. Rohling as co-executors of the Estate of Nora D. Rohling** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Revive Development, LLC, a Tennessee Limited Liability Company**, ("Grantee"), 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 all of Lot No. 137, Revised Map of West End Park, plat of record in Book 421, Page 82 and Page 83, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to W.C. Rohling and wife, Nora. D. Rohling by Warranty Deed dated from Carlos F. Hildago and wife, Maria L. Hildago of record in Book 2879, Page 322, Register's Office for Davidson County, Tennessee. W. C. Rohling having since died on September 30, 1988, his interest having transferred to Nora D. Rohling upon his death. Nora D. Rohling having since died on December 11, 2012. Last Will and Testament of Nora D. Rohling filed in the Seventh Circuit Court of Davidson County, Tennessee in Probate No. 13P161. Said Will and Testament having named Grace Ann Rohling and Michael F. Rohling as co-executors of the Estate of Nora D. Rohling. Said Will and Testament specifically authorizes co-executors to convey real estate.

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.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on plat of record in Book 421, Page 82 and Page 83.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 3121 Belwood St Nashville TN 37203

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 19th day of September, 2014.

Michael F. Rohling

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael F. Rohling with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the co-executor of The Estate of Nora D. Rohling the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 19th day of September, 2014.

Notary Public

My Commission Expires: 11-3-2015



(Additional signature appears on next page)

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of September, 2014.

Grace Ann Rohling

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Grace Ann Rohling with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the co-executor of The Estate of Nora D. Rohling the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this ~~19th~~ 18th day of September, 2014.

Notary Public

My Commission Expires: ~~BOBBY EVANS JR.~~
Notary Public, State of Ohio
My Commission Expires Jan. 12, 2019

BOBBY EVANS JR NOTARY PUBLIC STATE OF OHIO

RETURN TO:
stewart title®
13026 Lebanon Road
Suite 100
Mt. Juliet, TN 37122