THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 14092010**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $405,000.00. Affiant Subscribed and sworn to before me, this 3rd day of October, 2014. Notary Public My Commission Expires: 11-3-2015

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20140075850 DEEDWARR
Recvd: 10/07/14 14:55 2 pgs
Fees:13.00 Taxes:1498.50
20141007-0093038

WARRANTY DEED

Address New Owner: James M. Redwine and Evelyn Redwine, Trustees 137 Bayside Drive Lancaster, TN 38569	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 10415037200

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, **Sharon Shockley Cape and Paul Cavert Stumb as the sole heirs at law of Paul C. Stumb, Jr.** ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to **James M. Redwine, Trustee, and Evelyn S. Redwine, Trustee, the Trustees of The James and Evelyn S. Redwine Living Trust u/a/d June 27, 2007**, ("Grantees"), 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 the Easterly 50 feet on the Southerly 1/2 of Lot No. 23 on the Plan of Belair of record in Plat Book 332, Page 6, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of said Lot No. 23 fronts 50 feet on the Northerly side of Woodlawn Drive and runs back between parallel lines, 192 feet to a dead line in the rear on which it measures 50 feet.

Being the same property conveyed by Warranty Deed from James T. Oates, a married man to Paul C. Stumb, Jr., unmarried as recorded on the 4th day of September, 2013 in Instrument No. 20130904-0093122; Warranty Deed from R. Dudley Baker, Jr., married to James T. Oates, unmarried as recorded on the 10th day of June, 2010 in Instrument No. 20100610-0045010; Warranty Deed from David L. Greenlee and Marion Adams Greenlee, husband and wife to R. Dudley Baker, Jr., unmarried as recorded on the 14th day of August, 2003 in Instrument No. 20030814-0117024 and corrected in Scrivener's Affidavit as recorded on the 26th day of September, 2006 in Instrument No. 20060926-0119097, in the Register's Office of Davidson County, Tennessee.

Paul C. Stumb, Jr. having died intestate June 26th, 2014 in Davidson County, Tennessee. Sharon Shockley Cape and Paul Calvert Stumb being his only surviving heirs as referenced in Affidavits of Heirship of record in Instrument No. 20141007-0093036 and Instrument No. 20141007-0093037. See Probate Case No. 14P-1108.

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.
Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat recorded in Plat Book 332, Page(s) 6.

This is improved property located at 2704 Woodlawn Drive Nashville, TN 37212.

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 3rd day of October, 2014.

Sharon Shockley Cape

Paul Cavert Stumb

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Sharon Shockley Cape and Paul Calvert Stumb, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3rd day of October, 2014.

Notary Public

My Commission Expires: _____

NICHOLAS S. AKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2015