WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $372,500.00 Affiant Subscribed and sworn to before me, this 17th day of October, 2014 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL) 11.3.2015

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cassandra Kilareski	New Owner	072 03 0
(NAME)	(NAME)	(MAP)
1321B Stratford Ave		388.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Chris Thomas Homes LLC, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Cassandra Kilareski, an unmarried woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, Tennessee, BEING Lot No. 2, on the Plan of Resubdivision of portions of Lot 255 and 256 Inglewood Place, of record in Instrument No. 20130708-0070169, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Chris Thomas by Deed from Clair Cobb, married, of record at Instrument No. 20130401-0031576, Register's Office for Davidson County, Tennessee. Said property being further conveyed to Chris Thomas Homes LLC, by Quitclaim Deed from Chris Thomas, of record in Instrument No. 20130823-0089178, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1321 B Stratford Ave., Nashville, Tennessee 37216

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 and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

BILL GARRETT, Davidson County
Trans: T20140079101 DEEDWARR
Recvd: 10/21/14 10:41 2 pgs
Fees: 13.00 Taxes: 1378.25
20141021-0096882

Witness my/our hand(s) this 17th day of October, 2014.

Chris Thomas Homes LLC

By: _____
Chris Thomas, Manager

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Chris Thomas, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Manager of Chris Thomas Homes, LLC the within named bargainor, a limited liability company, and that he as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Chris Thomas, as such Manager.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 17th day of October, 2014.

_____
Notary Public

My Commission Expires: 9/20/17

JENNIFER S. DUNLAP NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY