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

BILL GARRETT, Davidson County
Trans:T20140084420 DEEDWARR
Recvd: 11/07/14 14:44 2 pgs
Fees:13.00 Taxes:962.00
20141107-0103233

File #14-1375

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 **Jeffrey D. Martin and wife, Kimberly W. Martin**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Cullen E. Cavin, III and Robin R. Cavin, husband and wife**, 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 located in Davidson County, Tennessee and being known and designated as all of Lot No. 20 on the Final Plat of Phase 1, Section "A", Bridgewater, as shown on the plat of the same of record in Instrument No. 20051104-0133897, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is herby made for a more complete description of said property.

Being the same property conveyed to Jeffrey D. Martin and wife, Kimberly W. Martin, tenants by the entirety by Warranty Deed from Daniel E. Johnson and wife, Tara L. Johnson, dated July 2, 2012, of record as Inst. No. 20120705-0058783, 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: 1548 Goldfinch Circle, Hermitage, TN, 37076.

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 4th day of November, 2014.

Jeffrey D. Martin by Austin Martin, Attorney-in-Fact

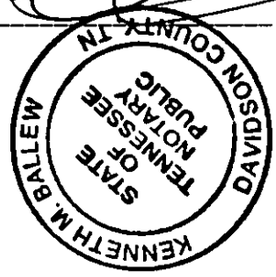
Kimberly W. Martin by Austin Martin, Attorney-in-Fact

State of Tennessee)
County of Davidson)

On this 4th day of November, 2014, before me personally appeared Austin Martin, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jeffrey D. Martin and Kimberly W. Martin acknowledged that such person executed the same as the free act and deed of Jeffrey D. Martin and Kimberly W. Martin.

Notary Public

My Commission Expires: 5-8-17



State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 260,000.00.

X
Affiant

Sworn and subscribed before me on this the 4th day of November, 2014.

Notary Public

My Commission Expires: 5-8-17



NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Cullen E. Cavin III 1548 Goldfinch Circle Hermitage, TN 37076	Same as new owner	98-6A-25.00