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

39-B
File #14-1266

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 **Nicholas J. Keck, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael Hanna, a single man**, 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 in Davidson County, Tennessee, being Lot No. 62 on the Plan of Section Two, Bell Crest, R10 Residential PUD, of record in Plat Book 9700, Page 20, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Megan Keck and husband, Nicholas J. Keck by Warranty Deed from Bryan Szymanski, unmarried, in the amount of $148,900.00, dated March 29, 2007, of record as Instrument No. 20070409-0041335 and further conveyed to Nicholas J. Keck by Quitclaim Deed from Megan Keck recorded as Instrument No. 20100324-0022153, 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: 533 Bell Trace Lane, Antioch, TN, 37013.

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 5th day of November, 2014.

Nicholas J. Keck

Nicholas J. Keck

BILL GARRETT, Davidson County
Trans:T20140085703 DEEDWARR
Recvd: 11/13/14 12:13 2 pgs
Fees:13.00 Taxes:543.90
20141113-0104803

State of Tennessee)
County of Davidson)

On this 5th day of November, 2014, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Nicholas J. Keck, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5-8-17



State of Tennessee)
County of Davidson)

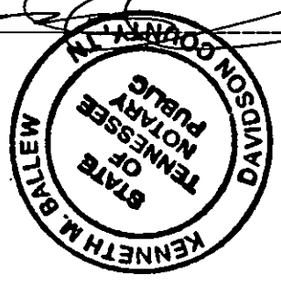
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 147,000.00.

X Nicholas J Keck
Affiant

Sworn and subscribed before me on this the 5th day of November, 2014.

Notary Public

My Commission Expires: 5-8-17



NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Michael Hanna	U.S. Bank N.A.	162160E06200CO
533 Bell Trace Lane	3180 Rider Trail South	
Antioch, TN 37013	Earth City, MO 63045	