WARRANTY DEED

Records return
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
SUITE 115
BRENTWOOD, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $268,000.00

Affiant

Subscribed and sworn to before me, this 18th day of November, 2014

Notary Public

MY COMMISSION EXPIRES: 5.3-16

ROBERT M. LOFFI NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20140087913 DEEDWARR
Recvd: 11/21/14 14:07 2 pgs
Fees:13.00 Taxes:991.60
20141121-0107499

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
Leland R. Williams	Alcova Mortgage LLC	096-01-0
(NAME)	(NAME)	(MAP)
2730 Bluefield Ave.	305 Market Street SE, Ste. 204	102.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37214	Roanoke, VA 24011	
(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, Sabrina Shelfer, an unmarried woman, formerly Sabrina Shelfer Blanton, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Leland R. Williams and Laura D. Williams, husband and wife, 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 the East 75 feet front and 60 feet rear of Lot No. 23 on the Plan of Bluefields of record in Plat Book 843, Page 16, 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 fronts 75 feet on the Northerly side of Bluefield Avenue and runs back 237.3 feet on the Easterly line and 237 feet more or less on the Westerly line to a dead line in the rear on which it measures 60 feet. Being the same property conveyed to Joseph T. Blanton and wife, Sabrina S. Blanton by deed from Tiffany Lee and husband, Jeremy Lee of record in Instrument No. 20080721-0074581 Register's Office for Davidson County, Tennessee, dated July 18, 2008 and recorded on July 21, 2008.

Being the same property conveyed to Sabrina Shelfer, formerly known as Sabrina Shelfer Blanton, by deed from Joseph Thomas Blanton of record in Instrument No. 20130828-0090698 Register's Office for Davidson County, Tennessee, dated August 20, 2013 and recorded on August 28, 2013.

Being also known as 2730 Bluefield Avenue Nashville, TN 37214.

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: 2730 Bluefield Ave., Nashville, Tennessee 37214

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.

Witness my/our hand(s) this 18th day of November, 2014.

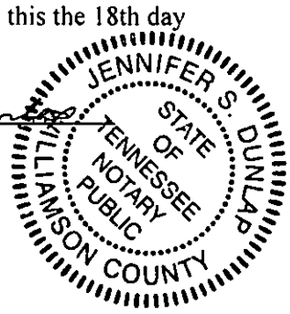
Sabrina Shelfer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Sabrina Shelfer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 18th day of November, 2014.

Notary Public



My Commission Expires:

9/20/17