WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $217,500.00

Carmen Coats
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kylie Jordan Almeido	DAS Acquisition Company, LLC	Map 133-14
(NAME) 503 Elysian Fields Road	(NAME) 12140 Woodcrest Executive Drive, Suite 150	Parcel 30
(ADDRESS) Nashville, TN 37211	(ADDRESS) St. Louis, MO 63141	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, , **MATTHEW KIMBALL, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KYLIE JORDAN ALMEIDO, A SINGLE PERSON, AND DANIEL CLARKE DOYLE, A SINGLE PERSON,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Abbay Hall, Section One, of record in Plat Book 2331, page 18, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Matthew Kimball, unmarried, by deed from Douglas P. Freeman, married, of record in Instrument No. 20130702-0068063, said Register's Office.

This conveyance is subject to (a) all matters appearing on the plan of record in Book 2331, page 18, said Register's Office; and (b) restrictive covenants of record in Book 2345, page 514 and Book 2393, page 627, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 503 Elysian Fields Road, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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:T20140090312 DEEDWARR
Recvd: 12/02/14 15:39 2 pgs
Fees:13.00 Taxes:804.75
20141202-0110589

Witness my hand this 21st day of November, 2014.

Matthew Kimball

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Matthew Kimball, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 21st day of November, 2014.

Commission expires:

Notary Public

TIMOTHY KYLE KING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
August 23, 2016