Davidson County	DEEDWARR
Recvd: 12/03/14 08:05	2 pgs
Fees:13.00 Taxes:530.95	
20141203-0110620	

EIHaIaT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $143,500.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November, 2014

NOTARY PUBLIC

My Commission Expires: 4.21.2018

SHELLY M SMITH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 04 21 2018

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Ste 150, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Aaron Irons 805 River Pass Madison, TN 37115	New Owner	052-12-0-025.00

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

LISA D. PATTERSON, UNMARRIED

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

AARON IRONS, UNMARRIED MAN

hereinafter called the GRANTEES, their 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. 10 on the plan of Marlin Meadows, Section No. 3 of record in Plat Book 2133, page 26, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to LISA D. PATTERSON, UNMARRIED, by deed from JORDAN TONG AND WIFE, SARAH TONG, of record as Instrument No. 20070622-0074842, dated June 21, 2007, said Register's Office.

This improved property is known as 805 River Pass, Madison, TN 37115.

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 25 day of November, 2014.

Lisa D Patterson

Lisa D. Patterson

State of North Carolina, County of Mecklenburg
I, Melanie C. Peterson, a Notary Public of the County of Gaston, State of North Carolina, certify that Lisa D. Patterson either personally known to me or proven by satisfactory evidence, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 25th day of November, 2014.

Melanie C Peterson

Melanie C. Peterson
My Commission expires 5/23/15

MELANIE C. PETERSON NOTARY PUBLIC GASTON COUNTY, N.C.

True Copy Certification
I, Connie Buchanan, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Connie Buchanan

Connie Buchanan

State of Tennessee / County of Wilson SS:
Personally appeared before me, Rebecca Moss, a notary public for this county and state, Connie Buchanan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Moss

Rebecca Moss

My Commission Expires: 12/18/17

REBECCA MOSS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES DECEMBER 18, 2017