WARRANTY DEED

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF December 2014.

Notary Public

MY COMMISSION EXPIRES: 6-24-15

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Broker Title & Escrow, LLC, 58 Music Square West, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Evan L. Hagemeyer and Morgan P. Hagemeyer	New Owners	082-05-0E-001.00-CO
(NAME)	(NAME)	
1612A 5th Avenue North		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT **WE, WILLIAM A. PADDOCK AND REAGHAN R. PADDOCK, MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **EVAN L. HAGEMEYER AND WIFE, MORGAN P. HAGEMEYER**, 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:

Unit No. A on the Plan of Sixteen Hundred Townhomes, having been established by the Master Deed of The Homes at Sixteen Hundred Townhomes of record in Instrument No. 20060523-0060523, Register's Office for said Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to William A. Paddock, an unmarried and Reaghan R. Roper, an unmarried person, by deed from HSBC Mortgage Services, Inc., of record as Instrument No. 20110308-0018216, dated February 15, 2011, said Register's Office. *

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations

* Reaghan R. Paddock f/k/a Reaghan R. Roper

This is:						
Improved	property, known as	1612A 5th Avenue North		Nashville, TN 37208		
		(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 Witness our hands this 23 day of December, 2014.

William A. Paddock

Reaghan R. Paddock

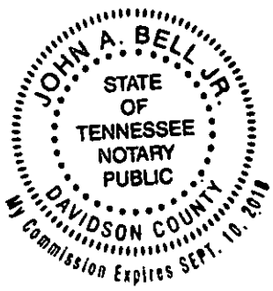
BILL GARRETT, Davidson County -
Trans:T20150000450 DEEDWARR
Recvd: 01/05/15 08:51 2 pgs
Fees:13.00 Taxes:1110.00

20150105-0000980

STATE OF TENNESSEE
COUNTY OF Davidso

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, William A. Paddock and Reaghan R. Paddock, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23 day of December, 2014.



Notary Public