BILL CARRETT, Davidson County
Trans: T20150002697 DEEDWARR
Recvd: 01/12/15 14:24 2 pgs
Fees: 13.00 Taxes: 414.40
20150112-0003193

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 290
Brentwood, TN 37027
14-1254

STATE OF TENNESSEE
COUNTY OF Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,000.00

Julie Edgin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9th day of January, 2015

Notary Public
Commission Expires: 4.25.2016

ANGELA R. WINDHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires April 25, 2016

Address of New Owner	Send Tax Bills To:	Map & Parcel
Paul M. Caudell 403 Keeton Ave. Old Hickory, TN 37138	~~New Owner~~ FAMM Bank 2081 Wilma Rudolph Blvd Clarksville, TN 37040	043-04-0-038.00

WARRANTY DEED

FOR AND IN 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, I/WE,

Pamela J. Turner and James R. Turner, wife and husband

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Paul Caudell and Kimberly Caudell, husband and wife

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. 23 on the unrecorded Plan of Scenic View Subdivision, described according to a copy of a survey made by W.W. Turner Engineering Company dated September 14, 1948, as follows:

Beginning at a point in the northeasterly margin of Keaton Avenue at the corner of Lots Nos. 16 and 23; thence with the line between said lots northeasterly 184.9 feet to the line of Lot No. 14; thence with the line between Lots Nos. 14 and 23 and Lot No. 22 southeasterly 103 feet to a corner of Lot No. 24; thence with the line between Lots Nos. 23 and 24 southwesterly 175.9 feet to the northeasterly margin of Keaton Avenue; thence with the margin of the same northwesterly 109 feet to the beginning.

BEING the same property conveyed to Pamela J. Turner and James R. Turner, wife and husband, by Warranty Deed from Leslie W. Allen and Anna M. Cox, as Co-Executors of the Estate of Myrtle Frances Allen and as Devisees, Leslie W. Allen, individually and heir-at-law, and Anna M. Cox, individually and as heir-at-law, and Alice Faye Hogan, Margaret Capps Barlow and Gerald Wayne Allen, as Devisees and heirs-at-law of the Estate of Myrtle Frances Allen, dated 5/17/13 and recorded 5/31/13 in Instrument No. 20130531-0055148, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 403 Keeton Ave., Old Hickory, TN 37138.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 9th day of January, 2015.

Pamela J. Turner

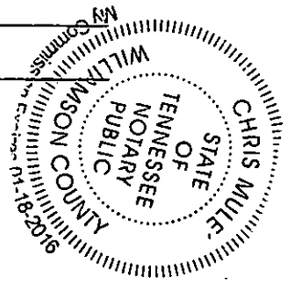
James R. Turner

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Pamela J. Turner and James R. Turner** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 9th day of January, 2015.

Notary Public
My Commission Expires: 1-18-2016



(Notary Seal)