WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/12/15 14:42 2 pgs
Fees:13.00 Taxes:564.25
20150112-0003215

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER $152,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3rd DAY OF JANUARY 2015

Notary Public

MY COMMISSION EXPIRES: MAR 08 2016

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

LOGOS REALTY CLOSING SERVICES, INC.
CLOSING AND TITLE COMPANY

215 2ND Ave North, Suite 200, Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RODNEY L. PATTON	RODNEY L. PATTON	050-02-0A-077.00-CO
(NAME)	(NAME)	
3795 WILLOW CREEK RD	same	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **CHARLES RAINES CONTRUCTION, LLC** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RODNEY L. PATTON** HEREINAFTER CALLED THE GRANTEE(S), 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. 77, on the Final Plat of Belle Arbor PUD, Phase One, as shown on the Plan of record as Instrument No. 20091221-0115842, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being part of the same property conveyed to J.D. EATHERLY D/B/A EATHERLY PROPERTIES, A PROPRIETORSHIP, by deed from EATHERLY/RING JOINT VENTURE, A TENNESSEE JOINT VENTURE COMPRISED OF J.D. EATHERLY AND JOHN D. RING, of record as Instrument No. 20130827-0090230, dated August 23, 2013, said Register's Office.

Further being conveyed to Charles Raines Contructio, LLC by quitclaim deed from J.D. EATHERLY D/B/A EATHERLY PROPERTIES, A PROPRIETORSHIP, of record as Instrument No. 20150112-0003214, dated _____, said Register's Office.

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.

Executed by my hand this 5th Day of January 2015.

CHARLES RAINES CONSTRUCTION, LLC

CHARLES RAINES, Sole and Managing Member

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 Charles Raines as Sole and Managing Member of Charles Raines Construction, LLC, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained as such Sole and Managing Member.

Witness my hand and Official Seal this 5th Day of January 2015.

Notary Public

My Commission Expires: MAR 0 8 2016

MAR 0 8 2016

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Please return to
Logos Realty Closing Services, Inc.
215 2nd Ave North, Suite 200
Nashville, TN 37201

Certificate of Authenticity

I, Jennifer Chandler-Cole do hereby make oath that I am a licensed attorney and/or 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.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler-Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: MAR 0 8 2016

Notary Seal (If on paper)

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE