mail to:
Vanderpool, Pearman, & Drumwright
256 Seaboard Lane, Suite G-104
Franklin, TN 37067

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150005126 DEEDWARR
Recvd: 01/21/15 14:52 2 pgs
Fees: 13.00 Taxes: 1609.50
20150121-0005981

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File No.: ALW-15-4620

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JANUARY, 2015.

Notary Public

MY COMMISSION EXPIRES: 10/2/17
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tammy S. Kaiser and Stephen Kaiser	SAME	126-117.00
(NAME)	(NAME)	
4620 Heath Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **PRECISION FIELD SERVICES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **TAMMY S. KAISER AND STEPHEN KAISER, WIFE AND HUSBAND**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Tract 8A, on the Plan of Boundary Survey for Robert & Connie Delaney, by Howard George and Associates, Project Number 8910, dated April 11, 1989, and also being further described according to a survey by John B. Kohl, III, dated June 29, 1994, as follows:

Beginning at a point 338.60 feet from the intersection of Heath Road and Deer Ridge Road, formerly Gerry Road; thence from the center of Heath Road, South 49 degrees 10 minutes East, passing an iron pin set at 25.87 feet, a total distance of 1005.04 feet to an iron pin set; thence North 41 degrees 16 minutes East 89.30 feet to a point; thence North 32 degrees 17 minutes West 922.64 feet to the center of Heath Road; thence along a curve to the right 171.08 feet (Delta = 8 degrees 33 minutes 20 seconds, Radius = 1145.69 feet, Tangent = 85.70 feet, Chord: South 58 degrees 11 minutes West 170.92 feet); thence South 62 degrees 28 seconds West 129.04 feet; thence along a curve to the right 78.00 feet (Delta=7 degrees 00 minutes 20 seconds, Radius=638.06 feet, Tangent = 39.05 feet, Chord: South 58 degrees 50 minutes West 77.95 feet) to the point of beginning of the herein described tract.

Being the same property conveyed to Precision Field Services, LLC, a Tennessee Limited Liability Company by Warranty Deed from Edward Moriarty, Trustee of The Edward J. Moriarty Revocable Trust u/a/d May 16, 2002, recorded September 18, 2013 in Instrument No. 20130918-0098104, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 4620 Heath Road, Nashville, TN 37221

(House Number) (Street) (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 GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this 20th day of January, 2015.

Precision Field Services, LLC

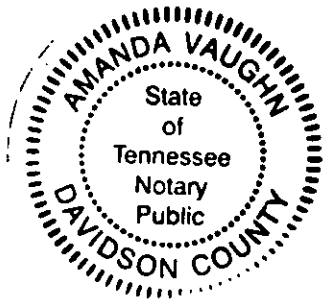
BY: _____
Steve Wilson, Manager

STATE OF Tennessee
COUNTY OF Davidson

On this the 20th day of January, 2015, before me personally appeared Steve Wilson, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Member of Precision Field Services, LLC, the within named bargainor, a limited liability company, and that he as such Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 20th day of January, 2015.

_____
Notary Public
My Commission Expires: 8/23/2016



RETURN TO:

Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203
(615)515-7171