THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15023153**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $601,000.00. Affiant Subscribed and sworn to before me, this 10th day of March, 2015. Notary Public My Commission Expires:

BILL GARRETT, Davidson County
Trans:T20150017532 DEEDWARR
Recvd: 03/11/15 09:11 2 pgs
Fees:13.00 Taxes:2223.70
20150311-0020687

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 10, 2018

WARRANTY DEED

Address New Owner: Gary Kimball and Carroll Kimball 3601 Saratoga Dr Nashville, TN 37205	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 10414031400

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Benjamin Franklin Jacobs, IV and Stacie Michelle Hollis now known as Stacie Hollis Jacobs, as joint tenants with right of survivorship** ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to **Gary Kimball and Carroll Kimball, Husband and Wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 24, BLOCK A, PLAN OF BELLWOOD, as shown on plat of record in Plat Book 547, Pages 149-150, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Benjamin Franklin Jacobs, IV and Stacie Michelle Hollis, as joint tenants with right of survivorship by Warranty Deed from Robert Norman Rollins, and wife, Elena Rollins, recorded on the 5th day of April, 2006 in Instrument No. 20060405-0039032, in the Register's Office of Davidson County, Tennessee.

Stacie Michelle Hollis and Stacie Hollis Jacobs being one and the same person.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF BELLWOOD, as recorded in Plat Book 547, Page(s) 149 and 150.

Easement recorded in Instrument No. 20060330-0036105.

This is improved property located at 3601 Saratoga Dr Nashville, TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of March, 2015.

Benjamin Franklin Jacobs IV

Stacie Michelle Hollis now known as Stacie Hollis Jacobs

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Benjamin Franklin Jacobs IV and Stacie Michelle Hollis NKA Stacie Hollis Jacobs, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of March, 2015.

Notary Public

My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018