This Instrument Prepared By:
Legacy Law Group, PC
216 Centerview Drive
Suite 317
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

BILL GARRETT, Davidson County
Trans:T20150017683 DEEDWARR
Recvd: 03/11/15 12:33 3 pgs
Fees:17.00 Taxes:0.00
20150311-0020847

New Owner:	**Send Tax Bill:**	**Map/Parcel**
JEREMY T. WALKER JULIE R. WALKER 3718 N. Wilton Ave., Unit #4 Chicago, Illinois 60613	SAME	83-13-520.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. §67-4-409[a][3][F]).

AFFIANT

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires: 05-03-2017

Sworn to and subscribed before me this 9th day of March, 2015.

Notary Public

My Commission Expires: 05-03-2017

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, JULIE R. BIGLER, also known by my married name, JULIE R. WALKER, do hereby transfer and convey any and all interest owned by me in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to JEREMY T. WALKER and wife, JULIE R. WALKER.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 HAND this 24 day of ~~December, 2014~~ February, 2015.

By: Julie R (Bigler) Walker
JULIE R. BIGLER

OFFICIAL SEAL
Carolyn S. Betts
Notary Public, State of Illinois
My Commission Expires Sept. 5, 2018

STATE OF ILLINOIS)
COUNTY OF Cook)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JULIE R. BIGLER, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Chicago, Illinois, this 24 day of ~~December~~ February, ~~2014~~ 2015.

Carolyn S. Betts
NOTARY PUBLIC

My Commission Expires: Sept 5, 2018

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot 3, Shelby Hills, Section Three, as Shown on Plat of Record in Plat Book 3500, Page 116, 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 Julie R. Bigler, an unmarried woman, by Peggy Sue Daniel, unmarried, by Warranty Deed of Record in Instrument No. 20091120-0106953, Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record, including those of record in Book 3500, Page 116, Register's Office for Davidson County, Tennessee.

This is improved property known as 309 South 10th Street, Nashville, Tennessee, 37208.