Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $30,000.00

Affiant

Subscribed and sworn to before me, this 5th day of March 2015

Notary Public
My commission expires: 3-8-14

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| The 2403 Hammond Dr Trust<br>Po Box 160772<br>Nashville, TN 37216 | New Owner | 081140121.00 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Margie A. Hammonds and Sandra A. Hammonds Lawson,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Trey Cain, Trustee of the 2403 Hammond Dr Trust,** hereinafter called the Grantee(s), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land located in Davidson County, Tennessee, being described as follows, to-wit:

Being Lot No. 34 on the Revised Plan of Fisk Park, as of record in Book 2331, Page 130, Register's Office for said County.

(Plat Book and page is reference incorrectly in legal description. It should read, Book 2331, Page 114).

Being the same property conveyed to Margie A. Hammonds and Sandra A. Hammonds Lawson, by Quitclaim Deed from Margaret Elizabeth Kelsoe Hammonds, recorded on April 11, 2001 in Instrument Number 20010411-0035756, Register's Office for Davidson County, Tennessee.

This property is improved property known as 2403 Hammond Drive, Nashville, TN, 37208

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

BILL GARRETT, Davidson County
Trans:T20150017968 DEEDWARR
Recvd: 03/12/15 10:37 2 pgs
Fees:13.00 Taxes:111.00
20150312-0021183

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 hand this the 5th day of March 2015

Margie A. Hammonds

Margie A. Hammonds

Sandra A. Hammonds Lawson

Sandra A. Hammonds Lawson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Margie A. Hammonds and Sandra A. Hammonds Lawson** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 5th day of March 2015.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 5/30/2017

FILE NO: 2014113361