Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
15-0121

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, ON THIS 10th DAY OF MARCH, 2015

Notary Public
Commission Expires: SEP 2 0 2016

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

BILL GARRETT, Davidson County
Trans:T20150018338 DEEDWARR
Recvd: 03/13/15 09:47 3 pgs
Fees:18.00 Taxes:517.63
20150313-0021649

Address of New Owner	Send Tax Bills To:	Map & Parcel
Kerra L. Gaona 3220 Penn Meade Way Nashville, TN 37214	NEW OWNER	052 13 OB 407.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Joseph B. Weaver, married and Leah M. Ritter, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Kerra L. Gaona, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot 22 on the Plan of River Glen Phase 6, of record in Instrument #20050602-0062805, and a part of the Horizontal Property Regime of River Glen, a horizontal property regime created uner a Master Deed and By-Laws of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee, to which River Glen Phase 6 is submitted by Declaration of Submission of Record in Instrument #20050713-0081132, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joseph B. Weaver, unmarried and Leah M. Ritter,unmarried, by Warranty Deed from NVR, Inc., a Virginia Corporations T/A Fox Ridge Homes, dated 12/30/2005 and recorded 1/11/2006, Register's Office for Davidson County, Tennessee. # 20060111-0004162

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 3220 Penn Meade Way, Nashville, TN 37214.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 6 day of March, 2015.

Leah M. Ritter

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
Leah M. Ritter
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 6th day of March, 2015.

Notary Public
My Commission Expires: 3/24/17

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
(Notary Seal)

Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066

Dated this the 18th day of March, 2015.

Joseph B. Weaver

Joseph B. Weaver

STATE OF Kansas
COUNTY OF Johnson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
Joseph B. Weaver
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Johnson County, Kansas this 6th day of March, 2015

GWENDOLYN WHITE
Notary Public-State of Kansas
My Appt. Expires 10-20-2018

Gwendolyn White
Notary Public
My Commission Expires: 10-20-2018

(Notary Seal)