ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Robert Jones & Deborah Jones 264 Forrest Trail Brentwood, TN 37027	New owner	083-03-0-330.00

This instrument prepared by: Robert J. Notestine III, Attorney at Law,
109 Kenner Avenue, Suite 201, Nashville, TN 37205.

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, March Egerton, a married person (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Robert Jones and Deborah Jones, husband and wife (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 1, STEIN PROPERTY, as shown on plat of record in Plat Book 5190, Page 315, 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 by Quitclaim Deed from Eckhardt Exchange Corporation as Qualified Intermediary for March Egerton to Upside LLC, a Tennessee Limited Liability Company as recorded on the 5th day of October, 2012 in Instrument No. 20121005-0091620, corrected at Instrument No. 20121121-0107393 and further corrected at Instrument No. 20130220-0017001 and General Warranty Deed from R. D. Stein to Eckhardt Exchange Corporation as Qualified Intermediary for March Egerton as recorded on the 18th day of September, 2012 in Instrument No. 20120918-0084883 and corrected at Instrument No. 20130207-0012950, in the Register's Office of Davidson County, Tennessee. Being the same property conveyed to March Egerton by Quitclaim Deed from Upside LLC, a Tennessee limited liability company of record in Instrument Number 20150423003651O said Register's Office for Davidson County, Tennessee.

The above described real property is not he homestead of March Egerton and never has been and is investment property owned by March Egerton.

This is improved real property located on 1109 Roberta Street, Nashville, Tennessee 37206.

This conveyance is subject to the following:

1. Taxes for the year 2015 for Davidson County, Tennessee.
2. Matters shown on the plat of Plat Book 5190, Page 315, said Register's Office for Davidson County, Tennessee.
3. (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 Grantees herein.

BILL GARRETT, Davidson County
Trans:T20150030884 DEEDWARR
Recvd: 04/23/15 13:52 2 pgs
Fees:13.00 Taxes:647.50
20150423-0036511

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON))
( )
(The actual consideration or value, whichever is greater)
(for this transfer is $175,000.00.)
( )
(Wesley Robertson)
Affiant
(Subscribed and sworn to before me
(this 21st day of April, 2015.
(
(My Commission Expires: 1-6-19 Notary Public

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

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor is further covenants and binds, himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever. Witness my hand this 21st day of April, 2015.

March Egerton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned of the state and county mentioned, personally appeared March Egerton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that, the within named bargainor, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 21st day of April, 2015.

Notary Public

My Commission Expires: 1-6-19