BILL GARRETT, Davidson County
Trans:T20150036738 DEEDWARR
Recvd: 05/12/15 13:58 2 pgs
Fees:13.00 Taxes:432.90
20150512-0043530

This instrument prepared by & return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 402
Nashville, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 11th day of May, 2015, by and between Lamar K Allen, unmarried, party of the first part, and Stacie L Roper, a married woman, joined by spouse, Eugene Roper, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

BEING Lot Number 16, on the Plan of West Hamilton Place, of record in Instrument No. 20020807-0094807, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being all or part of the same property conveyed to Lamar K. Allen by virtue of that certain CASH Deed dated October 15, 2012, at Instrument No. 20121017-0095162 in the Register's Office of Davidson County, Tennessee.

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; and I do covenant with the said GRANTEE(S) that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except for year 2015 Davidson County real property taxes, being a lien not yet due and payable and restrictions of record at Instrument No 20020807-0094807 and Instrument No. 20020619-0074235; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Lamar K Allen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Lamar K Allen , with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 11th day of May, 2015.

Notary Public

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7-3-17

Property Owner & Address: Stacie L Roper

508 Harold Prewett Drive, Nashville, TN 37218

Tax Parcel No 070010A01600CO

Property Address: 508 Harold Prewett Drive
Nashville, TN 37218

MAIL TAX
BILLS TO: Mortgage Research Center LLC
dba Veterans United Home Loans
1400 Veterans United Drive
Columbia, MO 65203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $117,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

C. Nichols
AFFIANT

SUBSCRIBED AND SWORN TO before me this 11th day of May, 2015.

Notary Public

My Commission Expires: 4-8-19

J CARLA IKARD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY