RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027
File No.: TN155761

BILL GARRETT, Davidson County
Trans:T20150038818 DEEDWARR
Recvd: 05/19/15 11:28 2 pgs
Fees:13.00 Taxes:425.13
20150519-0046028

WARRANTY DEED

TAHIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-30-2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $114,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of May, 2015.

NOTARY PUBLIC

My commission expires: 7-30-17

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kristin Owen and Michael Owen 3633 Chesapeake Drive Nashville, TN, 37207	Churchill Mortgage 761 Old Hickory Blvd Brentwood, TN 37027	050-11-0-167.00

FOR AND IN CONSIDERATION of the sum of One Hundred Fourteen Thousand Nine Hundred and 00/100 Dollars ($114,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JOHN ERIC KITTRELL, MARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **KRISTIN OWEN AND MICHAEL OWEN, WIFE AND HUSBAND**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 34, TIMBERWOOD ESTATES, SECTION FOUR, as shown on plat of record in Plat Book 6900, Page 228, 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 George R. Warfield, unmarried, by Deed dated March 29, 1988 and recorded on April 5, 1988, of record in Book 7509, Page 195, in the Register's Office of Davidson County, Tennessee.

THEREAFTER, being the same property conveyed to George R. Warfield and Mary Elaine Warfield by Quit Claim Deed dated December 21, 1993 and recorded on January 3, 1994, of record in Book 9207, Page 201, in the Office aforesaid.

THEREAFTER, being the same property conveyed to John Eric Kittrell, married, by Warranty Deed from George R. Warfield and wife, Mary Elaine Warfield, dated October 8, 2014 and recorded October 14, 2014, of record in Instrument No. 20141014-0094520, in the office aforesaid.

The address of the herein described property is believed to be 3633 Chesapeake Drive, Nashville, TN 37207, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that he is lawfully seized and possessed of said real estate; that he have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

WITNESS MY/OUR HANDS, this the 15th day of May, 2015.

JOHN ERIC KITTRELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, John Eric Kittrell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 15th day of May, 2015.



Notary Public

Printed Notary Name

My commission expires: 5/8/2018