Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

mail to: **BANKERS TITLE**
2 Cadillac Drive
Brentwood, Tennessee 37027

39-B
File #15-1260

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Aaron Winters, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Oliver Adrian Gamez, a single man**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee being Lot No. 37 on the Plan of Chas. U. Coggins First Addition to Nashville, being a Subdivision of Part of The Hinds-Litton Tract, as of record in Book 421, Page 33, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Aaron Winters, unmarried, by Warranty Deed from Preferred Trust Company, Custodian FBO Ly U. Smith 75% and MDS Realty Investments, Inc., 25% dated December 29, 2014 of record as Instrument No. 20141231-0119101, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1636 Chase Street, Nashville TN, 37216.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. 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 THE EXECUTION HEREOF this 15th day of July, 2015.

Aaron Winters by Catherine French, attorney in fact

Aaron Winters
By Catherine French, His Attorney-in-fact

BILL GARRETT, Davidson County
Trans:T20150059812 DEEDWARR
Recvd: 07/22/15 12:56 2 pgs
Fees:13.00 Taxes:1110.00
20150722-0071821

State of Tennessee)
County of Davidson)

On this the 15th day of July, 2015, before me personally appeared Catherine French, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Aaron Winters, acknowledged that such person executed the same as the free act and deed of Aaron Winters.

Notary Public

My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 300,000.00.

Affiant

Sworn and subscribed before me on this the 15th day of July, 2015.

Notary Public

My Commission Expires: 7/2/2018

ROSEMARY HOLST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Oilver Adrian Gamez 1636 Chase Street Nashville, TN 37216	NEW OWNER	72-10-316.00