27447-8 Box 14

This instrument prepared by:
THOMAS N. JONES
Attorney at Law
Thomas N. Jones & Associates
339 Main Street, Suite 100
Franklin, TN 37064
Attn: Leigh Anne Sailors
File #22753.2015

return to: Attorneys Title Company, Inc.
2927 Berry Hill Drive
Nashville, TN 37204

BILL GARRETT, Davidson County
Trans:T20150063388 DEEDWARR
Recvd: 08/03/15 09:10 3 pgs
Fees:18.00 Taxes:869.50
20150803-0076123

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Grace Clayton	Farmington Mortgage	104 01 003.00
3816 Lookout Drive	2002 Richard Jones Road	
Nashville, TN 37209	Nashville, TN 37215	

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 considerations, the receipt of which is hereby acknowledged, **we, Gary Porter Calfee and Martha R. Calfee in our capacities as Co-Trustees of The Calfee Living Trust**, hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **Grace Clayton, unmarried,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

The following described real estate situated in the County of Davidson, State of Tennessee and more particularly described as follows:

Lot 62, Section 1 of second revised plan of Valley View Subdivision as shown on plat of record in the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Gary Porter Calfee and Martha R. Calfee as Co-Trustees of The Calfee Living Trust, U/A dated November 17, 2011 by Deed dated November 17, 2011 from Gary Calfee and Martha Calfee and being of record in Instrument Number 20130715-0073140, Register's Office of Davidson County, Tennessee.

SUBJECT TO THE FOLLOWING:

1. 2015 property taxes are a lien but are not yet due and payable and will be the responsibility of the Grantee for payment of said taxes.
2. Any and all building and zoning regulations of City, County and State.
3. Any and all easements which may affect the within described property.
4. Any and all notes and matters on the Plan of record in Plat Book 2331, Page 113, said Register's Office.

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, her heirs and assigns, forever;

AND we do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND we further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

This is improved property is known as: 3816 Lookout Drive, Nashville, Tennessee 37209.

Executed on this 31st day of July, 2015.

Gary Porter Calfee, Co-Trustee of
The Calfee Living Trust

Martha R. Calfee, Co-Trustee of
The Calfee Living Trust

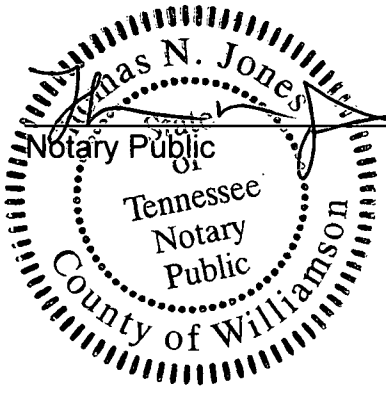
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public, within and for the State and County aforesaid, personally appeared Gary Porter Calfee and Martha R. Calfee to me known, or proved to me on the basis of satisfactory evidence and acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Co-Trustees of The Calfee Living Trust, are authorized by the The Calfee Living Trust or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of The Calfee Living Trust.

Witness my hand this 31st day of July, 2015.

Notary Public

My Commission Expires: 6-30-19



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $235,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 31st day of July, 2015.

Notary Public

My Commission Expires: 5-8-18

