Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $459,000.00

Toni Belyea
Affiant

Subscribed and sworn to before me, this 24th day of July, 2015.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Bonner Builders, Inc. 846 Clayton Avenue Nashville, TN 37204	New Owner	118-05-0-175.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Callan L. Bolinger and husband, William Bolinger,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Bonner Builders, Inc.,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being a part of the Joseph Valux Lands and being the East 75 feet of the South 170 feet of an unnumbered tract marked Craig on the Map of Section 1, Battlefield Estates, of record in Book 843, pages 96 and 97, Register s Office for Davidson County, Tennessee.

Said part of said tract fronts 75 feet on the north side of East Clayton Avenue and runs back between parallel lines, parallel to and 225 feet east of the easterly margin of Craig Avenue, 170 feet to a dead line.

Being the same property conveyed to CALLANN L. BOLINGER AND HUSBAND, WILLIAM BOLINGER, by deed from STEPHANIE COULTER, A MARRIED WOMAN of record in Instrument No. 20101022-0084613, dated October 20, 2010, said Register's Office.

This property is improved property known as **846 Clayton Avenue, Nashville, TN, 37204**

This conveyance is subject to the following: (1) General or special taxes and assessments required to be paid in the year 2015 and subsequent years for Map-Par. 118-05-0-175.00; (2) If improvements are completed after January 1 of any year the law requires supplemental assessments for the year in which improvements are completed, as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq; (3) Matters shown on the Plan of record in Plat Book 843, Pages 96 and 97 , said Register's Office.

BILL GARRETT, Davidson County
Trans:T20150064721 DEEDWARR
Recvd: 08/05/15 09:44 2 pgs
Fees:13.00 Taxes:1698.30
20150805-0077722

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their 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 my hand this the 24th day of July, 2015.

Callan L. Bolinger by William W. Bolinger Jr. her Attorney-In-Fact

Callan L. Bolinger

William W. Bolinger Jr.

William Bolinger

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~**Callan L. Bolinger and**~~ **William Bolinger** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at this the 24th day of July, 2015.

Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

FILE NO: 2015063703

Personally appeared before me, the undersigned a Notary Public in and for said County & State the with in named William Bolinger as Attorney in fact for Callan L. Bolinger acknowledged that they executed the with in Instrument for the purpose herein Contained as Attorney in fact.

7-24-2015

Exp 3-8-16

JONATHAN TRISTON JACOBS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.