BILL GARRETT, Davidson County
Trans:T20150072094 DEEDWARR
Recvd: 08/25/15 14:38 2 pgs
Fees:13.00 Taxes:2508.60
20150825-0086006

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

39-B
File #15-1333

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 **Paul K. Chaney and wife, Cindy R. Chaney**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Roger P. Disilvestro, unmarried**, 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 the 9th Civil District of Davidson County, Tennessee, described according to a survey made by Claiborne K. McLemore, dated January 18, 1988, as follows:

In order to determine the true point of beginning (TPOB), begin at the railroad spike at the intersection of the easterly line of the property conveyed to Dennis James Hamm, et al, by deed from James H. Stein and wife, Charlene M. Stein of record in Book 7428, Page 350, said Register's Office with the center of Heath Road (see the instrument recorded in Book 5393, Page 898, said Register's Office relative to said road); thence with the center of said road; (1) North 52 degrees 58 minutes east 76.7 feet, (2) north 62 degrees 11 minutes east 82.9 feet, (3) north 81 degrees 51 minutes east 97.6 feet, (4) south 82 degrees 16 minutes east 113.1 feet and, (5) south 78 degrees 33 minutes east 158.0 feet to a railroad spike at the TPOB; thence from the TPOB and continuing with the center of said road; (1) south 75 degrees 48 minutes west 107.5 feet, (2) north 87 degrees 27 minutes east 117.8 feet, (3) north 57 degrees 54 minutes east 58.4 feet, (4) north 56 degrees 15 minutes east 57.8 feet, and (5) north 39 degrees 57 minutes est 227.7 feet to a railroad spike; thence north 46 degrees 31 minutes east, passing an iron near the northwesterly margin of said road, 993.8 feet to an iron post in the southeasterly line of the Travis property; thence with the southeasterly line of the Travis property and along a fence, south 37 degrees 25 minutes west 295.1 feet to an iron post; thence south 33 degrees 08 minutes east passing an iron post near the northerly margin of said road, 795.4 feet to the TPOB.

Being the same property conveyed to Paul K. Chaney and wife, Cindy R. Chaney by Warranty Deed from Bruce T. Greenwood and spouse, Jill E. Greenwood dated June 29, 1998 of record in Book 11004, Page 900 and Quitclaim Deed of record as Instrument No. 20021121-0144885, 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: 4483 Heath Road, Nashville TN, 37221.

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.

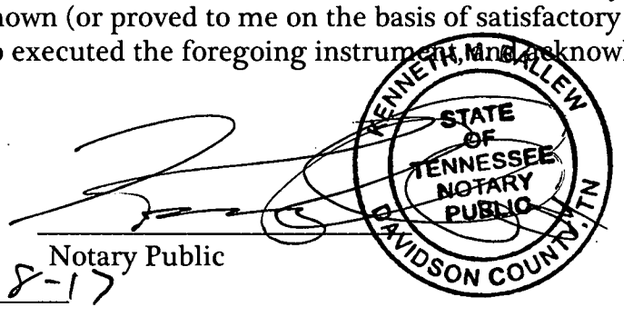
WITNESS THE EXECUTION HEREOF this 19th day of August, 2015.

Paul K. Chaney

Cindy R. Chaney

State of Tennessee)
County of Davidson)

On this 19th day of August, 2015, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Paul K. Chaney and Cindy R. Chaney, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.



Notary Public

My Commission Expires: 5-8-17

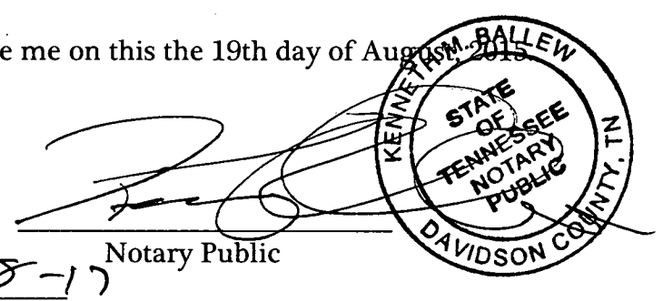
State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 678,000.00.

X Paul K Chaney

Affiant

Sworn and subscribed before me on this the 19th day of August, 2015.



Notary Public

My Commission Expires: 5-8-17

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Roger P. Disilvestro 4483 Heath Road Nashville, TN 37221	NEW OWNER	126-00-0-127.00