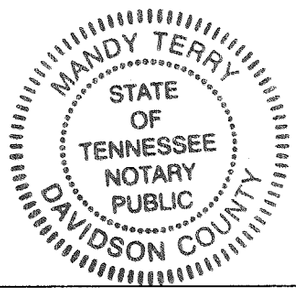
# WARRANTY DEED




STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $960,000.00

Ashley Reiss
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF SEPTEMBER, 2015.

Mandy Terry
Notary Public

MY COMMISSION EXPIRES: 3-10-19
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
West End Title & Escrow, LLC, 2323 21st Avenue, S., Ste. 502, Nashville, TN 37212

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Todd M. Smith | JPMorgan Chase Bank, N.A. | 131-01-0-039.00 |
| (NAME) | (NAME) | |
| 2324 Castleman Drive | 1111 Polaris Pkwy, Floor 4J | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37215 | Columbus, OH 43240 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ALAN J. WILLETT, UNMARRIED, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO TODD M. SMITH AND STEPHANIE SMITH, HUSBAND AND WIFE, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Addition to Lindawood, as of record in Plat Book 2854, page 140, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to AMY M. WILLETT AND ALAN J. WILLETT, HUSBAND AND WIFE, by deed from KIRK A. PORTER AND WIFE, STEFANIE C. PORTER of record as Instrument No. 20110809-0061167, dated August 11, 2011, said Register's Office.

This conveyance is subject to: 2015 property taxes which are a lien, but not yet due and payable; all matters as shown on the Plan of Addition to Lindawood, as of record in Plat Book 2854, page 140, in the Register's Office for Davidson County, Tennessee; and any and all easements of record.

unimproved ☐

This is improved ☒ property, known as 2324 Castleman Drive, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever

Davidson County DEEDWARR
Recvd: 09/25/15 14:30 3 pgs
Fees:18.00 Taxes:3552.00
20150925-0097784

defend the title to the said land to the said GRANTEES, 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 our hands this 24th day of September, 2015.

ALAN J. WILLETT

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Alan J. Willett, the within named bargainor, 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 official seal at Office, this 24th day of September 2015.

Notary Public

PAUL F. SOPER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/6/18

# True Copy Certification

I, Dora Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of Williamson

Personally appeared before me, Ryan A. Rafoth, a notary public for this county and state, Dora Mobley who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 06-26-16

Notary' Seal (if on paper)

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY