THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, ATTORNEY AT LAW
12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20150085046 DEEDWARR
Recvd: 10/06/15 11:54 2 pgs
Fees:13.00 Taxes:999.00
20151006-0101715

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Matthew Kuyper and Margaret E. Kuyper 8180 Londonberry Road Nashville, TN 37221	Churchill Mortgage Corporation 761 Old Hickory Blvd., Suite 400 Brentwood, TN 37027	141150D14400CO

For and in consideration of the sum of Ten Dollars, cash paid in hand paid by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, we, **KELLY E. MELVIN AND KRISTINA BRYANT,** hereinafter called the Grantors, have bargained and sold, and by these presents do hereby transfer and convey unto **MATTHEW KUYPER AND WIFE, MARGARET E. KUYPER**, hereinafter called the Grantees, their heirs and assigns, the following described Real Property in **Davidson County**, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 144, as shown on the map entitled Phase III-C, Plan of Sheffield on the Harpeth, a Planned Unit Development, of record in Book 7900, Page 591, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kelly E. Melvin, unmarried and Kristina M. Bryant, unmarried as joint tenants with right of survivorship, by Warranty Deed, from Laura Preng McPherson, unmarried, of record on 06/06/2007, at Instrument No. 20070606-0067959, Davidson County Register of Deeds.

This is improved property known as **8180 Londonberry Road, Nashville, Tennessee 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, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 hand this 24 day of September, 2015:

Kelly E. Melvin

Kristina Bryant

STATE OF West Virginia

COUNTY OF Cabell

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **KELLY E. MELVIN AND KRISTINA BRYANT**, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 24 day of September, 2015:

Notary Public

My Commission Expires: August 31, 2020

OFFICIAL SEAL
NOTARY PUBLIC STATE OF WEST VIRGINIA
PENNY S. CLAGG
ROUTE 1, BOX 301
LESAGE, WV 25537
My commission expires August 31, 2020

STATE OF Tennessee

COUNTY OF Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $270,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 24th day of September, 2015:

Notary Public

My Commission Expires: 7-16-18

AMY FREDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON