RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TW150036

**WARRANTY DEED**

BILL GARRETT, Davidson County
Trans:T20150109115 DEEDWARR
Recvd: 12/28/15 13:11 2 pgs
Fees:13.00 Taxes:717.80
20151228-0130032

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,000.00.

Benjamin P. Moore
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of December, 2015.

NOTARY PUBLIC

My commission expires: 8/20/19

NATHAN KEITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| to Benjamin P. Moore and wife, Kristin Moore<br>2705 Shacklett Drive<br>Nashville, TN 37214 | Shelter Lending Services, LLC P.O. BOX 248126<br>Milwaukee, WI 53224 | 107-04-0-030.00 |

FOR AND IN CONSIDERATION of the sum of One Hundred Ninety Four Thousand and 00/100 Dollars ($194,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **KYLE JARRETT AND WIFE, ~~BRITTANY~~ BRITTNEY JARRETT**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **TO BENJAMIN P. MOORE AND WIFE, KRISTIN MOORE**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 47 on the plan of Larkwood Subdivision of record in Book 2900, Page 144, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kyle Jarrett, a married man, by Substitute Trustee's Deed from Arnold M. Weiss, as Substitute Trustee, dated 10/1/2015, recorded 11/9/2015, of record in Instrument No. 20151109-0113885, in the Register's Office for Davidson County, Tennessee. Appointment of Substitute of Trustee dated 8/24/10, recorded 8/26/10, of record in Instrument No. 20150826-0086577 Register's Office for said County. ~~Brittany~~ Jarrett here joins in this conveyance to waive any marital rights granted to a spouse by law in said property.
BRITTNEY

The address of the herein described property is believed to be 2705 Shacklett Drive, Nashville, TN 37214, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 21st day of December, 2015.

KYLE JERRETT

~~BRITTANY~~ JARRETT
Brittney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Kyle Jarrett and wife, ~~Brittany~~ Brittney Jarrett, 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 seal, this the 21st day of December, 2015.

Notary Public

JAMIE R STEELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Jamie R Steelman
Printed Notary Name

My commission expires: 11/18/18