WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF DECEMBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 5/8/17

(AFFIX SEAL)

L. DYKE TATUM STATE TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

P-KW-15-6113-T

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jonathan W. Papaik	**Access National Mortgage**	
(NAME) **6113 Gardendale Drive**	(NAME) **1800 Robert Fulton Drive, Suite 350**	**158-3-20.00**
(ADDRESS) **Nashville, TN 37215**	(ADDRESS) **Reston, VA 20191**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **PAMELA PAUL AND PATTI ANN PAUL AND SUZANNE RAE RAY,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JONATHAN W. PAPAIK, UNMARRIED MAN** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being Lot No. 71 on the Plan of Hillsboro Park, Section II, of record in Plat Book 2331, Pages 61 and 62, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed by Warranty Deed from Frank W. Webster and wife, Dorothy B. Webster to John Beach Paul, as recorded on the 22nd day of November, 1991 in Deed Book 8492, Page 539, in the Register's Office of Davidson County, Tennessee. John Beach Paul having since died leaving Pamela Paul, Suzanne Rae Ray and Patti Ann Paul as his heirs at law as evidenced by Affidavit of Heirship recorded in Instrument No. 20160105-0000847 and 20160105-0000848, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:
- Plat of HILLSBORO PARK, SECTION II, as recorded in Plat Book 2331, Page(s) 61 and 62, Register's Office for Davidson County, Tennessee.
- Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 2435, Page 237, Book 2446, Page 405, Book 2447, Page 303 and Book 2603, Page 40 , Register's Office for Davidson County, Tennessee.
- Easement for Sanitary Sewer/Storm Drainage, recorded in Book 7932, Page 145, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **6113 Gardendale Drive, Nashville, Tennessee 37215**.

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; and we do covenant with the said GRANTEE(S) 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 defend the title to the said land to the 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.

BILL GARRETT, Davidson County
Trans:T20160000794 DEEDWARR
Recvd: 01/05/16 12:24 2 pgs
Fees:13.00 Taxes:1609.50
20160105-0000853

Witness my/our hand(s) this the 31st DAY OF DECEMBER, 2015.

Pamela Paul by John Gleaves, attorney-in-fact

Patti Ann Paul by John Gleaves, attorney-in-fact

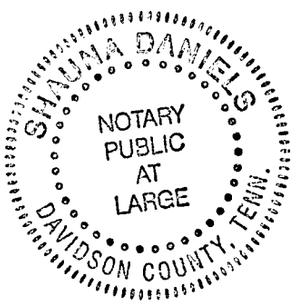
Suzanne Rae Ray by John Gleaves, attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Gleaves, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of PAMELA PAUL, PATTI ANN PAUL, AND SUZANNE RAE RAY, and who acknowledged he/she/they executed the same as the free act and deed of the said PAMELA PAUL, PATTI ANN PAUL, AND SUZANNE RAE RAY.

Witness my hand and official seal, this the 31st of December, 2015.

Notary Public
My Commission Expires: 3/7/17
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212