This Instrument Prepared by:
Edwin S. Pyle
2525 West End Avenue, Suite 1500
Nashville, Tennessee 37203

BILL GARRETT, Davidson County
Trans:T20160002053 DEEDWARR
Recvd: 01/08/16 15:36 3 pgs
Fees:18.00 Taxes:331.15
20160108-0002251

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or true value, whichever is greater for this transfer is $89,500.00.

SATENA SCOGGIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Affiant

Subscribed and sworn to before me this 21st day of December 2015.

Notary Public

My Commission Expires: May 8, 2017

NAME AND ADDRESS OF NEW OWNER:	SEND TAX BILL	MAP AND PARCEL:
Edwin S. Pyle **4123 Aberdeen Road** **Nashville, Tennessee 37205**	**Same as Owner**	**058-16-0 099.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, **ELIZABETH E. BURNETT,** unmarried, hereinafter referred to as "Grantor", for herself, her heirs, successors, and assigns, has bargained and sold and does hereby transfer and convey unto **EDWIN S. PYLE,** unmarried, hereinafter referred to as "Grantee", his heirs, successors, and assigns, all her interest in that certain tract or parcel of land located in Davidson County, Tennessee, and more particularly described in **Exhibit A** attached hereto and incorporated by this reference, the "Property".

The Property is improved property known as **273 Haynes Park Drive, Nashville, Tennessee, 37218-1954**.

TO HAVE AND TO HOLD the Property, together with all the appurtenances and hereditaments thereunto belonging or in any way appertaining thereto to the said Grantee, his heirs, successors, and assigns forever.

AND Grantor covenants with the Grantee that she is lawfully seized and possessed of the Property in fee simple, that she has good right to sell and convey the same, that the same is unencumbered, and that Grantor covenants and binds herself, her heirs, successors, and assigns to warrant and forever defend the title to the Property against the lawful claims of all persons whomsoever, except for: (1) real estate taxes for 2015 and future years, liens but not yet delinquent, which are being prorated at closing and which are assumed by the Grantee, (2) such facts as would be disclosed by a comprehensive survey of the Property, (3) all matters appearing on that document of record in Plat Book 4460, Page 185, in the Register's Office for Davidson County, Tennessee and (4) the indebtedness secured by that Deed of Trust of record as Instrument No. 20100726-0058619, in said Register's office.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of Dec, 2015.

ELIZABETH E. BURNETT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared ELIZABETH E. BURNETT, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of December, 2015.

Notary Public

My Commission expires: May 8, 2017

SATENA SCOGGIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

61437964.1

EXHIBIT A
Property Description

Land in Davidson County, Tennessee, being Lot 215, as shown on the map entitled the Plan of Haynes Park Subdivision, Section 3, as of record in Book 4460, page 185, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ELIZABETH BURNETT, by deed from CRISTI SCOTT, CLERK AND MASTER OF THE CHANCERY COURT AT NASHVILLE, DAVIDSON COUNTY, TENNESSEE, of record at Instrument No. 20070921-0113032, dated September 12, 2007, said Register's Office. Elizabeth E. Burnett and Elizabeth Burnett are one and the same person.