BILL GARRETT, Davidson County
Trans:T20160043854 DEEDWARR
Recvd: 05/25/16 09:16 2 pgs
Fees:13.00 Taxes:1109.63
20160525-0052339

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
928 Jackson Street
Manchester, TN 37355

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $299,900.00.

Affiant

Subscribed and sworn before me this the 20th of May, 2016.

Notary Public
My commission expires:

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jonna and Aaron Wall 608 Huntington Ridge Drive Nashville, TN 37211	Jonna and Aaron Wall 608 Huntington Ridge Drive Nashville, TN 37211	161-06-0-139.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, KEVIN S. KAISER AND WIFE, HOLLY L. KAISER, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to JONNA JOLITA WALL AND AARON J. WALL, WIFE AND HUSBAND, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 255 on the Plan of Section Two, Huntington Park of record in Plat Book 4175, Page 108, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kevin S. Kaiser and wife, Holly L. Kaiser by Warranty deed from Jennifer Reece and husband, James Reece of record in Instrument No. 20071206-0141445 Register's Office for Davidson County, Tennessee, dated November 30, 2007 and recorded on December 06, 2007.

Being also known as 608 Huntington Ridge Drive Nashville, TN 37211.

SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

THIS IS IMPROVED PROPERTY KNOWN AS 608 Huntington Ridge Drive, Nashville, TN 37211.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 my hand this the 20th of May, 2016.

Kevin S. Kaiser

Holly L. Kaiser

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kevin S. Kaiser and Holly L. Kaiser, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th of May, 2016.

My commission expires: 9/10/18

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY