Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $155,000.00.

Affiant

Subscribed and sworn to before me this 19th day of August, 2016.

Notary Public
My Commission Expires: 9-11-1

AMY DIETERLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

16-0540

Address of New Owner:	Send Tax Bills to:	Tax Information:
West Nashville Living, LLC	West Nashville Living, LLC	
700 51st Ave. N.	700 51st Ave. N.	091-05-0-106.00
Nashville, TN 37209-2126	Nashville, TN 37209-2126	

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Ricky Wade Miller and wife, Sharon Marie Miller,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

West Nashville Living, LLC, a Tennessee Limited Liability Company,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Moss-Wood Subdivision, as of record in Book 2663, Page 102, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ricky Wade Miller and wife, Sharon Marie Miller, by deed from Floyd A. Plummer and wife, Joyce A. Plummer, dated November 8, 1984, recorded November 13.1984, or record in Book 6424, Page 459, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **6202 Laramie Avenue, Nashville, TN 37209.**

BILL GARRETT, Davidson County
Trans:T20160073072 DEEDWARR
Recvd: 08/22/16 12:36 2 pgs
Fees:13.00 Taxes:573.50
20160822-0087562

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 and assigns, forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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.

Witness our hands this 19th day of August, 2016.

Ricky Wade Miller

Sharon Marie Miller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Ricky Wade Miller and Sharon Marie Miller**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 19th day of August, 2016.

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Kimbra Spann, Notary Public
Tennessee at Large
My Commission Expires: 3/3/19