THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **FTEC File No. 33163-07-2016** **Record & Return To:** **First Title & Escrow Company, Inc.** **3811 Bedford Ave, Suite 205** **Nashville, TN 37215**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $1,887,500.00. Affiant Subscribed and sworn to before me this 23 day of September, 2016. Notary Public My Commission Expires:

R. MARK DOUGALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-14-2019

WARRANTY DEED

Address New Owner: Bob Elliott, Cassie Elliott 515 Westview Avenue Nashville, TN 37205	**Send Tax Bills To:** Same as above	**Tax Information:** Map and Parcel No.: 116 15 0 022 00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jacqueline P. Putnam, a married woman**, and Joe B. Putnam, Jr., who joins in the execution of this instrument for the purpose of conveying any interest he has in the property by virtue of his marriage to Jacqueline P. Putnam ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Robert G. Elliott and Cassondra M. Elliott, husband and wife** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 515 Westview Avenue, Nashville, TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular 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:T20160084233 DEEDWARR
Recvd: 09/26/16 11:01 4 pgs
Fees:23.00 Taxes:6983.75
20160926-0101093

IN WITNESS WHEREOF, Grantor has executed this instrument on the 20 day of September, 2016.

Jacqueline P. Putnam

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Jacqueline P. Putnam,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20 day of September, 2016.

ASHLEY HART STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 6, 2019

Notary Public

My Commission Expires:

IN WITNESS WHEREOF, Grantor has executed this instrument on the 21 day of September, 2016.

Joe B. Putnam, Jr.

STATE OF ~~TENNESSEE~~ Florida, COUNTY OF ~~DAVIDSON~~ Duval SS.: [redacted] 4682

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Joe B. Putnam, Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21 day of September, 2016.

Notary Public

My Commission Expires:

XIOMARA VILLANUEVA
Commission # FF 932513
Expires November 1, 2019
Bonded Thru Troy Fain Insurance 800-385-7019

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Jackson Estates, as of record in Plat Book 6900, page 107, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Jacqueline P. Putnam, a married woman by deed dated March 31, 2004 from Prudential Residential Services, Limited Partnership, a Delaware Limited Partnership of record in Instrument No. 20040331-0036534, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2016, which have been prorated and assumed by Grantee. Map and Parcel No. 116 15 0 022 00.
2. Belle Meade City taxes for the year 2016, which have been prorated and assumed by Grantee. Map and Parcel No.: 116 15 0 022 00.
3. All matters appearing on the Plan of record as Book 6900, page 107, Register's Office for Davidson County, Tennessee.
4. Easements granted to Southern Bell Telephone and Telegraph Company of record in Book 1221, page 378, and Book 4603, page 385, Register's Office for Davidson County, Tennessee.